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Commonwealth of Massachusetts.

DESCRIPTIVE CATALOGUE

OF

FARMS IN MASSACHUSETTS,

ABANDONED OR PARTIALLY ABANDONED.

(Issued under the provisions of Chapter 280 of the Acts of 1891.)

BY

WILLIAM R. SESSIONS,

Secretary of the State Board of Agriculture.

November, 1891.

BOSTON:
WRIGHT & POTTER PRINTING CO., STATE PRINTERS,
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1891.

Commonwealth of Massachusetts.

Office State Board of Agriculture,
Boston, Mass., Nov. 20, 1891.

One result of the efforts of the States of Vermont and New Hampshire to call attention to their abandoned farms was that the friends of agriculture and the newspapers of this State asked for an effort in the same direction by the Legislature of Massachusetts.

For two years or more this office has been anxious to do something to call attention to such farms in Massachusetts. In the Crop Bulletin for October, 1889, issued from this office, some attention was given the matter, and the question was asked of correspondents: "In your opinion, is the number of deserted farms in your vicinity greater than it was ten years ago?" Seventy-seven replies were received. Of these, 43 stated the number to be no greater; 25, greater; 5, less; and 4, about the same.

In the report of the Secretary of the Board of Agriculture to the Legislature, January, 1890, it was suggested that if the Legislature would appropriate a small sum for the expense, and give some officer authority to collect information, good results might be realized. This suggestion was repeated in January, 1891. At the annual meeting of the Board of Agriculture, February 5, it was "*Voted*, That the State Board of Agriculture petition the Legislature, now in session, for such legislation as will provide for ascertaining the number, location, value and other facts pertaining to the abandoned farms and farm lands in the State; also the most effective method of securing their reoccupancy." The Legislature of 1891 enacted the following law: —

[Chap. 280.]

An Act to authorize the state board of agriculture to collect and circulate information relating to abandoned farms.

Be it enacted, etc., as follows:

Section 1. The State Board of Agriculture is hereby authorized to collect all necessary information in regard to the opportunities for developing the agricultural resources of the Commonwealth through the repopulating of abandoned or partially abandoned farms, and cause the facts obtained, and a statement of the advantages offered, to be circulated where and in such manner as the said board may consider for the best interests of the Commonwealth.

Sect. 2. In order to properly carry out the provisions of section one of this act, a sum not exceeding two thousand dollars may be expended, and the bills for such expenditures properly approved by the persons authorized by said State Board to investigate the matter, shall be sent to the Auditor of the Commonwealth, who shall certify them in the same manner as other claims against the Commonwealth.

Sect. 3. This act shall take effect upon its passage.

Approved May 4, 1891.

At a meeting of the executive committee, May 21, 1891, it was "*Voted*, That the secretary be instructed to prepare a circular for transmission to the assessors of the several cities and towns of the Commonwealth, asking said assessors to return to the State Board of Agriculture, upon a blank prepared for the purpose, the names of the owners of abandoned or partially abandoned farms situated in different parts of the State." Accordingly the following circular was prepared and sent to each of the cities and towns in the Commonwealth: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, June 16, 1891.

To the Assessors of Massachusetts.

Gentlemen: — The following law has been enacted by the Legislature: —

(See page 4, chapter 280, sections 1, 2, 3.)

The object is to make known opportunities for the purchase, at a low price, of farms in Massachusetts. You will of course notice

that the law does not require you to assist in the work, but it is believed that you will be interested in a scheme which has for its end the prosperity of your towns, and will be willing to help the Board of Agriculture in gathering information that can be spread before the public to the advantage of the owners of abandoned or partially abandoned farms, and of would-be purchasers.

The towns which contain such farms will be benefited by having them owned and improved by persons residing upon them. The plan of action is not yet fully matured; but, without question, the first thing to be done is to get a list and description of such farms.

As the assessors are better acquainted with such lands and their owners than are any other citizens, we apply to you for information. The law makes it our duty to obtain information and circulate the same in regard to abandoned or partially abandoned farms in the Commonwealth.

We must leave it largely to your judgment to interpret the phrase "partially abandoned farms," but would suggest that a farm which is not occupied for purposes of cultivation or a summer home, and is for sale at a low price, might be called an abandoned or partially abandoned farm.

It will of course be of little use to call attention to farms that have been so long abandoned that the buildings have disappeared and the land mostly grown up to brush and wood; but sizable tracts of land suitable for purposes of cultivation or for grazing, though without buildings, should be considered. It will also be of little use to call attention to farms that are not on the market for what would be called a low price in proportion to their productive capacity.

Will you kindly write in the enclosed blank the names and post-office addresses of the owners of such farms, in your town, as may seem to you to come within the meaning of the law? We shall issue a circular of inquiry for particular description, location, price, etc., to the owners whose names you may furnish us. We will keep you informed of the progress of the work, and shall very likely need your further aid. Any suggestions will be gladly received and considered.

In order that the necessary information from the owners may be seasonably obtained, it will be necessary that this blank be returned before July 1, 1891. If you have no farms that seem to you to come within the meaning of the law, please return the blank with such remarks thereon as will describe the situation in your town.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

The following table gives the number of abandoned or partially abandoned farms by counties, as reported by the assessors of the several cities and towns in response to the circular letter; number of cities and towns in each county, and the number reporting abandoned or partially abandoned farms: —

Counties.	Number of Cities and Towns in County.	Number Not Reporting.	Number Reporting Abandoned or Partially Abandoned Farms.	Number of Abandoned or Partially Abandoned Farms Reported.
Berkshire,	32	1	17	140
Franklin,	26	–	17	103
Hampshire,	23	2	11	86
Hampden,	22	–	10	83
Worcester,	59	1	30	249
Middlesex,	54	–	17	51
Essex,	35	–	3	11
Suffolk,	4	–	–	–
Norfolk,	27	1	8	39
Bristol,	20	1	6	49
Plymouth,	27	1	10	33
Barnstable,	15	–	3	29
Dukes,	6	–	2	8
Nantucket,	1	–	1	6
Aggregates,	351	7	135	887

As a rule, the assessors were quite prompt in sending in their returns. In some cases, however, it was found necessary to send a second request, and in a few, a third. Up to this date returns have not been received from the following towns: Clarksburg, in Berkshire County; Cummington and Goshen, in Hampshire County; Hubbardston, in Worcester County; Needham, in Norfolk County; Dartmouth, in Bristol County; and Scituate, in Plymouth County. No doubt there has been considerable variation in the standard adopted in different towns. In some towns farms have been reported that should not have been, while in others some have been omitted that properly belong in the list.

The work was continued by the sending of the following circular letter to the owners or agents of the abandoned or partially abandoned farms reported by the assessors: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, Aug. 25, 1891.

To the Owners of Abandoned or Partially Abandoned Farms in Massachusetts.

Gentlemen: — The Legislature at its last session enacted the following law: —

(See page 4, chapter 280, sections 1, 2, 3.)

In discharge of the duty devolving upon the Board of Agriculture under the provisions of this statute, a circular has been addressed to the assessors of the several cities and towns of the State, asking them to report to this board the names of the owners of abandoned or partially abandoned farms. Your name has been reported by the assessors of ——— as the owner of such property. If you desire to dispose of the property, please answer the following questions in regard to the same, subscribe to the affidavit below before a justice of the peace, and forward it in the enclosed envelope. This description and affidavit will be retained in this office for reference. A catalogue of such farms, with description and price, will be printed and widely distributed. There will be no expense to the owners of the property. Please be prompt in replying, as nothing further can be done by us until all information has been received.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,
Wm. R. Sessions, *Secretary.*

Report of Abandoned or Partially Abandoned Farm.

Located in the town of.
Total acreage.
Acres of mowing land.
Acres in pasturage.
Acres in woodland.
Acres suitable for cultivation.
Can grass be cut with a machine?
Is there a sugar bush? Number of trees.
Size of house, if any.
Size of L.
Number of rooms.
Is house in good repair?
Size of barn, if any.
Is there a barn cellar?
Is the barn in good repair?
What kind of fences and in what condition?
What is the water supply?
Number of apple trees.
Number of other fruit trees.
Name of nearest railroad station and distance from farm.
Name of nearest post-office and distance from farm.
Price at which farm will be sold.
Amount required in cash.
The balance can remain on mortgage at what rate of interest?
State any facts of interest.

I hereby certify that the above statements in regard to the farm owned by me in the town of_____are true to my best knowledge and belief, and that any time within one year of the date hereof I will sell said farm for the price and on the terms named, unless previously disposed of.

_____*Owner or Agent.*

Date_____ P. O. Address_____

Before me,

_____

Justice of the Peace.

The descriptions not coming in as rapidly as was desired, the following circular was issued: —

COMMONWEALTH OF MASSACHUSETTS.

STATE BOARD OF AGRICULTURE, SECRETARY'S OFFICE,
COMMONWEALTH BUILDING, BOSTON, Oct. 14, 1891.

DEAR SIR: — Under date of August 25 last we mailed you a copy of the enclosed circular, hoping to receive a description of an abandoned or partially abandoned farm which the assessors of —— reported you to be the owner of. We have received no description of said farm from you, and we earnestly urge you to send us such description at once, if you wish to have the farm noticed in the catalogue. If you do not wish to dispose of it in this way, kindly notify us. We are anxious to issue the catalogue of description at an early date, but we do not feel warranted in so doing until all descriptions asked for have been heard from.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

It was again found necessary to request the delinquents to either forward descriptions of their property or notify us that they did not wish to have it advertised in the catalogue. Accordingly another notice was mailed November 1, with the written request to reply at once. The following table shows the results of these efforts to obtain descriptions of the 887 farms reported by the assessors, including also 19 reported from other sources, or a total of 906 farms: —

Counties.	Number of Abandoned or Partially Abandoned Farms Reported.	Number of Owners or Agents Making Reply.	Number of Descriptions of such Property Received.	Number Reporting as not Wishing to Sell or Advertise in Catalogue.	Number Reporting Farm Sold.	Number Reporting Assessors to have been Misinformed.	Returned by Post-office Department as Unclaimed.
Berkshire, . .	146	89	65	18	5	1	22
Franklin, . .	103	64	40	14	3	7	6
Hampshire, . .	87	49	27	17	3	2	7
Hampden, . .	84	53	31	16	3	3	2
Worcester, . .	256	172	101	43	15	13	16
Middlesex, . .	52	23	14	7	2	–	4
Essex, . . .	11	3	1	2	–	–	2
Suffolk, . .	–	–	–	–	–	–	–
Norfolk, . .	40	25	13	7	3	2	10
Bristol, . .	50	24	9	13	1	1	5
Plymouth, . .	33	25	18	2	4	1	2
Barnstable, . .	29	7	2	2	2	1	1
Dukes, . . .	9	7	4	3	–	–	–
Nantucket, . .	6	6	3	3	–	–	–
Aggregates, .	906	547	328	147	41	31	77

From the experience of this office in the effort to obtain descriptions of the so-called abandoned or partially abandoned farms in the Commonwealth for publication in the catalogue, it would appear either that the condition of the farming property is much better than has frequently been represented, or that the owners do not take interest enough in this effort to render their individual assistance. It would also appear, from the number of such farms reported sold and from the number reporting that they do not desire to sell, that such property is either increasing in value or an increase is expected in the near future. This view is corroborated by the replies received from 113 crop correspondents, Oct. 1, 1891, to the question, "Are inquiries for and values of farm property increasing or decreasing in your neighborhood?" Of these 113 replies, 58 stated that inquiries for and values of farm property were increasing; 42, that there had been no appreciable change; and 13, that they were decreasing. Also by replies from crop correspondents, Nov. 1, 1891, to the question, "Do you think farmers anticipate an increase of prosperity in their business in the near future?" Of the 99 definite replies to this question, 79 were yes and 20 no.

The Massachusetts Bureau of Statistics of Labor has collected a number of interesting statistics concerning abandoned farms in this State, which may be found in the twenty-first annual report of the said bureau (1890, pp. 177–258), from which the following extracts are made: —

The returns as to abandoned farms were made directly to the bureau by the assessors of the several towns at the close of the year 1889 and early in the year 1890.

The following definition of the term "abandoned farm" was placed upon the blank sent out to the assessors: —

"By 'Abandoned Farms' in this inquiry are meant those formerly cultivated but now deserted, upon which cultivation is now abandoned, and the buildings, if any, unoccupied and permitted to fall into decay. In some cases the grass is still cut on these farms, but nothing is done in the way of enrichment of the soil, and the land is practically unproductive and left to run wild." *

The returns were made in accordance with this explanation, which describes what is generally understood by the term abandoned farm; and the following statistical tables, so far as they refer to such farms, are limited by the definition given: —

The State and Counties.	Number.		
	Farms with Buildings.	Farms without Buildings.	Total.
The State,	772	689	1,461
Berkshire,	120	92	212
Franklin,	113	116	229
Hampshire,	92	124	216
Hampden,	101	112	213
Worcester,	187	157	344
Middlesex,	52	24	76
Essex,	2	–	2
Suffolk,	–	–	–
Norfolk,	25	11	36
Bristol,	33	19	52
Plymouth,	24	31	55
Barnstable,	13	2	15
Dukes,	10	1	11
Nantucket,	–	–	–

* A comparison of this definition with our circular letter to the assessors will explain, in part at least, the discrepancy in the number of such farms reported.

The following table shows the comparative acreage and value of all farms and abandoned farms, with percentages: —

The State and Counties.	Acreage of all Farms in 1885.	Acreage of Abandoned Farms in 1890.	Percentages of Acreage of Abandoned Farms of Acreage of all Farms.	Value of all Farm Land in 1885.	Assessed Value of Abandoned Farms in 1890.	Percentages of Assessed Value of Abandoned Farms of Value of all Farm Land.
The State, .	3,661,833⅜	126,509¼	3.45	$93,803,077	$1,076,328	1.15
Berkshire, .	547,689¾	27,397	5.00	10,221,355	130,745	1.28
Franklin, .	383,756⅛	18,776	4.89	6,428,883	117,434	1.83
Hampshire, .	316,442	21,672	6.85	5,800,379	132,072	2.28
Hampden, .	300,736½	16,836	5.60	6,183,261	116,343	1.88
Worcester, .	798,890⅛	29,117½	3.64	17,222,883	314,731	1.83
Middlesex, .	406,533	4,870¼	1.20	17,989,032	117,795	0.65
Essex, . .	193,999½	114	0.06	8,814,938	2,910	0.03
Suffolk, .	1,783¾	–	–	628,950	–	–
Norfolk, .	160,756¾	1,987	1.24	7,464,743	44,195	0.59
Bristol, . .	200,653⅜	2,221½	1.11	5,598,848	40,865	0.73
Plymouth, .	216,118½	2,407	1.11	5,180,840	41,268	0.80
Barnstable, .	84,344	466	0.55	1,657,313	11,050	0.67
Dukes, . .	41,805	645	1.54	487,424	6,920	1.42
Nantucket, .	8,325	–	–	124,228	–	–

If we classify the towns reporting abandoned farms, according to the preponderance in value of their product, whether of manufactures or of agriculture, classing those as manufacturing towns in which the annual product exceeds in value the value of agricultural products, we arrive at the results as to population, shown in the following table: —

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Barnstable.					
Manufacturing towns, .	1	3,393	2,972	1,819	—53.61
Agricultural towns, . .	2	1,911	1,943	2,044	+6.96
Berkshire.					
Manufacturing towns, .	3	5,175	5,627	11,177	+115.98
Agricultural towns, . .	15	13,509	13,305	8,726	—35.41

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Bristol.					
Manufacturing towns, .	4	9,339	10,075	16,919	+81.17
Agricultural towns, . .	3	6,396	5,978	5,841	—8.68
Dukes.					
Manufacturing towns, .	1	1,827	1,698	1,506	—17.57
Agricultural towns, . .	2	2,574	2,394	1,509	—41.38
Essex.					
Manufacturing towns, .	2	2,247	2,541	3,115	+38.63
Agricultural towns, . .	–	–	–	–	–
Franklin.					
Manufacturing towns, .	2	2,491	2,512	5,073	+103.65
Agricultural towns, . .	12	13,428	12,024	10,299	—23.30
Hampden.					
Manufacturing towns, .	6	12,194	13,597	18,143	+48.79
Agricultural towns, . .	5	4,739	4,437	3,475	—26.67
Hampshire.					
Manufacturing towns, .	5	7,387	7,241	10,908	+47.66
Agricultural towns, . .	9	9,318	8,466	6,507	—30.17
Middlesex.					
Manufacturing towns, .	10	19,268	22,774	36,081	+87.26
Agricultural towns, . .	7	8,041	7,518	8,007	—0.42
Norfolk.					
Manufacturing towns, .	7	14,303	15,500	19,737	+37.99
Agricultural towns, . .	1	671	671	786	+17.14
Plymouth.					
Manufacturing towns, .	6	14,393	15,346	16,475	+14.47
Agricultural towns, . .	3	3,374	3,283	2,645	—21.61
Worcester.					
Manufacturing towns, .	25	54,849	55,916	83,268	+51.81
Agricultural towns, . .	13	17,629	16,871	15,205	—13.75

The above table clearly brings out the reasons for growth in certain of the towns containing abandoned farms while others have declined.

In the following summary the bureau recapitulates the salient points brought out by the investigation.

Abandoned farm land in Massachusetts is principally confined to the western counties. Such land aggregates 3.45 per cent of the total farm acreage of the State, outside the limits of cities, and about 0.87 per cent of the value of such farm land. In Nantucket and Suffolk counties no abandoned farm land is returned. The percentage of acreage of abandoned farm land of total farm acreage, for the counties returning abandoned farm land, is highest in Hampshire County, reaching therein 6.85 per cent. It is lowest in Essex County, being therein only 0.06 per cent.

The average size of abandoned farms with buildings is 86 acres, and for those without buildings 87 acres. The average value of abandoned farms with buildings is $894, and for those without buildings $561. The average value of buildings on abandoned farms is $337 per farm, ranging much less than the average value of buildings upon farms under cultivation. Much of the abandoned land may be bought for less than $10 per acre.

While some of the towns containing abandoned farms show a recent decline in the value of agricultural products and property, this is not universally true, and the decline in certain localities is overbalanced by increase in others in the same county; so that, notwithstanding the existence of abandoned farms, each county, except Nantucket, shows an increase since 1875, in the value of agricultural products, and every county shows an increase in the value of agricultural property. In some counties, also, an increase in the acreage of land under cultivation appears.

Except in Barnstable and Dukes counties, the towns reporting abandoned farms show an aggregate increase in population since 1865; and, except in Barnstable, Dukes and Franklin counties, an increase since 1855. The increase is not usually so great, however, as appears in the other towns in the counties respectively. In the towns containing abandoned farms, and having no important manufacturing industries, a decline in population generally appears. The exception is in Middlesex and Norfolk counties, in which, however, the proportion of abandoned farm land is small.

Under the head of "Causes for Abandonment of Farms," the report says: —

There is a strange fascination in city life which has always existed, and which leads many who are under its spell to prefer poverty and privation in the city to independence and comfort in the country. This fascination is intensified by the undoubted benefits which the modern city offers to those within or near it.

And yet it must be admitted that the promise which leads to the abandonment of country life is frequently unfulfilled. The movement from the country toward the city may affect, indeed has affected, the labor market in two ways; it may lead to a dearth of agricultural labor in the depleted districts, thus adding to the burdens which in too many cases the farmer already bears, and it may intensify the competition to which the city laborer is subjected, both as to employment and as to wages. This competition reacts upon those who come to the city for the purpose of improving their fortunes only to find the opportunities open to them constantly growing less. On the other hand, the life of the farmer, notwithstanding its burdens, was never so easy in many respects as at present. The farms of New England have in the past nurtured strong and brave men, but it was not because of any specially favorable economic conditions. It was the New England character, the New England home life, the New England respect for the church and school, which, frequently in the face of adverse circumstances, developed the New England citizen. It could be easily shown that the hardships and poverty among farmers in the early part of the century were much greater than they are to-day. The improvements due to modern invention have lightened farm labor, while the railroad, the telegraph and the press have brought the most retired farms into communication with the activities of the age. The farmer may not be able to amass wealth, nor can the majority of those in cities hope to do so. He is generally sure of a comfortable living as the reward of his toil, and the contingencies that affect his employment are usually no greater than those affecting employment in cities. If opportunities for large profits are not opened to him, he is relieved from the risk incidental to such opportunities. That some of the burdens under which he suffers might be and ought to be removed is undeniable; but there are those in the city, working for low wages, liable to periodical unemployment, to whom life upon the abandoned farms would offer an agreeable change; only they must first be convinced that such a change is desirable.

A brief summary of the physical characteristics of the Commonwealth, viewed from an agricultural stand-point, statistics of her schools, agriculture, and the aid she affords to her agriculturists, will certainly not be out of place in the catalogue. Want of space prevents going into detail; consequently only a few of the most important facts are given.

The surface of Massachusetts is greatly diversified, being, in the eastern and south-eastern parts, undulating or level; in the central section, hilly and broken; and in the western, rugged and mountainous. The Green Mountain range, divided into two parallel ridges, called, in general, the Taconic and Hoosac mountains, runs from north to south across the western part of the State. Among the most noted mountain peaks in the State are Mounts Greylock, Holyoke, Tom, Sugar Loaf, Toby and Wachusett. The mountains and hills of Massachusetts are mostly clothed with forest growth. From their sides many streams flow forth to irrigate the land and furnish power for manufactories. Many of these brooks are the abode of that best of game fish, the trout. The State has an abundant supply of water power and few towns are destitute of mill privileges. The principal rivers are the Hoosac, Housatonic, Connecticut, Deerfield, Blackstone, Merrimac, Charles and Taunton. There are a large number of lakes and ponds. The total area of the ponds in the State containing over ten acres each (Walling) is 92,938 acres.

The soil varies from the lightest and least productive to the strongest and most fertile. The climate is changeable, but in general conducive to health. There are many localities which command the admiration of lovers of the grand and beautiful in nature.

In the five western counties the scenery is much the same as in New Hampshire and Vermont, which is so noted the world over. The scenery in many localities in these counties cannot be surpassed. The location and surroundings of many of the farms catalogued make them ideal places for summer residences.

The following statements and figures concerning the public schools of the State are taken from the forthcoming annual report of the Board of Education (1890–91). The public schools of Massachusetts are State institutions. The statutes of the Commonwealth require every town to maintain a sufficient number of schools for all the children who may legally attend them. The school committees of the several cities and towns determine what is a sufficient number of schools; are required to select public school teachers and fix their

salaries; must keep the school-houses in good repair, and provide all things necessary for the comfort and convenience of the scholars at the expense of the town.

Chapter 103 of the Acts of 1884 requires the towns and cities of the Commonwealth to provide at their expense the text-books and supplies used in all grades of the public schools. The Legislature of 1870 passed an act granting authority to the towns to unite in districts for the employment of school superintendents. The law of 1888 made provision for aiding, in the employment of such agents, all towns whose valuation does not exceed two and one-half millions of dollars. Under these two acts, thirty-eight school-superintendent districts have been formed, including one hundred and sixteen towns and thirteen hundred and eighty-three public schools. By chapter 272 of the Acts of 1891 a sum not exceeding thirty-five thousand dollars is annually appropriated to aid small towns to provide themselves with school superintendents. The number of public schools May 1, 1891, was 7,239; the number of pupils of all ages in the public schools during the year ending May 1, 1891, was, 376,986; number of persons employed as teachers in the public schools during the year, 10,646; number of high schools, 244; number of pupils in high schools, 26,294; evening schools, 266, in 55 cities and towns; amount raised by taxation for support of public schools, including only wages and board of teachers, fuel for the schools and care of fires and school-rooms, $5,707,514.37. The Massachusetts school fund now amounts to $3,425,504 53. Chapter 177 of the Acts of 1891 provides for the distribution of one-half of the annual income of the school fund in the following manner: every town complying with all laws in force relating to the distribution of the income of the school fund, and whose valuation of real and personal estate does not exceed one-half million dollars, shall annually receive two hundred and seventy-five dollars; every such town whose valuation is more than one-half million dollars and does not exceed one million dollars, shall receive two hundred dollars, etc. The remainder of said half shall be distributed to all towns whose valuation does not exceed three million dollars, and whose annual tax rate for the support of public schools is

not less than one-sixth of their whole tax rate for the year. Chapter 347 of the Acts of 1890 provides for the appointment of a board of library commissioners. Among other things the board is authorized to expend, upon application of the board of library trustees of any town having no free public library owned and controlled by the town, a sum not exceeding one hundred dollars for books for any such town entitled to the benefits of the act. There are 211 towns and cities having free public libraries under municipal control, and 284 of the 351 towns and cities contain libraries in which the people have rights or free privileges. There are about 2,500,000 volumes in these libraries, available for the use of 2,104,224 of the 2,238,943 inhabitants which the State contains according to the census of 1890. The commissioners believe that within five years every town in the Commonwealth will have a free public library. It is not necessary to print the long list of colleges, seminaries, and other higher institutions of learning which have made the old Commonwealth proud. They speak for themselves.

The census of 1885 clearly proved to our people that agriculture was not on a decline in this State. It is true that the facts showed that the great staple products — those which come to mind when we think of old-fashioned farming — were gradually being replaced by a different class of crops. This change is illustrated by the beef industry, which was once so flourishing. There are many now living who recall the great numbers of cattle fattened in the Connecticut valley and on the Berkshire hills and then driven to the Boston market. Now the markets of the State are largely supplied with Western dressed beef, although at the present time there is more encouragement for the raising of cattle for market than has been the case for several years.

The production of butter increased from 3,745,293 pounds in 1865 to 9,685,539 pounds in 1885; and milk from 10,079,180 gallons in 1865 to 72,528,628 gallons in 1885. The estimate for 1890 is not less than 100,000 000 gallons. Indian corn, English hay and potatoes have fluctuated more or less, but there has been no marked falling off in quantity. The wheat crop has been steadily falling off since the first State census in 1845. The same is true of wool; but

the business of producing early lambs and mutton has considerably increased and is quite profitable.

According to the United States census of 1890, there are 120 nurseries in the State, occupying 1,891 acres of land. The total value of these nurseries is $1,393,666 80; value of implements, $37,249.20; total capital invested, $1,773,500. The number of seed farms is 25, occupying 3,000 acres; the total value of the farms, implements and buildings being $809,448. The number of floral establishments is 407; total square feet of glass, 2,717,946; acres of land cultivated, 467; value of tools and implements used, $104,090.25; with total value of establishments, including fixtures and heating apparatus, $2,663,587.08. Nearly all these were established since 1870. In 1875 the acreage of market gardens was 3,988⅝; total gold value, $1,024,286. In 1885 the acreage was 8,861⅞, valued at $3,088,826.

According to the State census of 1885, there were 881,402 acres of cultivated land in 1865, and 939,260½ in 1885. In 1875 the value of farm land was $104,133,794, gold; in 1885, $110,700,707, — an increase of 6.30 per cent. In 1875 the value of cultivated farm land was $55,435,454; in 1885, $59,891,808, — an increase of 8.04 per cent. The value of farm land, buildings, implements, machinery and domestic animals in 1875 aggregated $187,477,569, gold; in 1885 this had increased to $216,230,550, or 15.34 per cent.

According to the aggregate of polls, property, taxes, etc., as assessed May 1, 1885, the total valuation of the Commonwealth was $1,782,349,143. May 1, 1890, the total valuation was $2,154,134,626.

Of the $216,230,550 worth of agricultural property, $110,700,707 was in land; $74,418,218 in buildings; $7,397,990 in machines, implements, etc.; $17,055,153 in domestic animals, etc.; and $6,658,482 in fruit trees and vines. Every county in the State shows an increased average value of land and buildings on farms in 1885 over 1875. Of the $47,756,033 worth of agricultural products in 1885, $13,080,526 were classed as dairy products; $11,631,776 as hay, straw and fodder; $5,227,194 as vegetables; $3,218,444 as animal products; $2,227,799 as poultry products; $2,924,574 as wood products; $2,680,804 as fruits, berries and nuts;

$1,855,145 as cereals; $2,252,748 as meats and game; $688,813 as greenhouse products, and the remainder scattering. In 1875 the number of persons engaged in agriculture was 70,945; in 1885, 77,661.

In 1885 the population of the State was 1,942,141, divided as follows: domestic service, 534,156; manufactures, 394,584; scholars, 331,584; at home, 227,213; trade, 106,773; agriculture, 77,661; transportation, 48,818. No other class numbered over 40,000.

In 1875 the total amount paid as wages to employees in agriculture was $5,000,820; in 1885, $6,390,252.

In reading the totals of Massachusetts agriculture, it should not be forgotten that the State is small in territory, having by the census of 1890 only 8,315 square miles (Connecticut, Delaware, New Jersey and Rhode Island only being smaller); while New York has 49,170; Ohio, 41,060; Illinois, 56,650; Kansas, 82,080; Nebraska, 77,510, etc.

The county of Worcester in Massachusetts, by the State census of 1885, showed annual agricultural products valued at $9,385,744. The county of Middlesex showed $8,030,965. The United States census of 1880 showed no county that equalled in value of agricultural products this product of Worcester County by the 1885 census, and only two that exceeded Middlesex, one of these being in California and the other in Pennsylvania. Along with agriculture, Worcester County had 2,755 manufacturing establishments, employing 53,091 hands, producing $83,209,746 worth of goods. Middlesex County had 3,504 manufacturing establishments, employing 68,288 hands, producing $128,599,892 worth of goods. In the State in 1890, 300,227 persons were employed in manufacturing establishments, producing $871,061,163 worth of manufactured goods, — an increase in five years of 29.12 per cent.

Massachusetts farmers have one advantage over their brothers in many of the States of the Union, in that they have a good home market for their produce. Within our 8,315 square miles are 28 cities and 323 towns. Seventy-two of these towns have a population of 4,000 and over. There are 47 cities and towns which have a population of 8,000 and over. The business of supplying these centres of population

with milk, butter, eggs, fresh fruit and fine vegetables, belongs to the farmers of the State. Those who furnish the best in condition, and at the time wanted, will find a demand and remunerative prices.

Massachusetts has been very kind to her agriculturists, and has sought in many ways to protect and further her agricultural interests, though she cannot be called an agricultural State. Among the institutions created by her or made recipients of her bounty are the State Board of Agriculture, established in 1852; the Massachusetts Agricultural College, incorporated in 1863; the State Agricultural Experiment Station, established in 1883; the State Cattle Commission, established in 1860; and 37 incorporated agricultural and horticultural societies, each having a representative on the Board of Agriculture, and each receiving an annual bounty from the Commonwealth.

The Board of Agriculture at the present time consist of 45 members. It holds two regular meetings each year. Its work is largely done, however, by committees, among which are an executive committee, examining committee of the Agricultural College (the Board of Agriculture being by law overseers of the college), committee on the extermination of the gypsy moth; has two members on the Board of Control of the State Agricultural Experiment Station, and three members constitute a Dairy Bureau. The secretary of the Board is elected annually by the Board, and is the executive officer. The office of the Board is placed near and connected with the government, so that the whole legislation in reference to bounties, premiums and general agricultural interests of the State is looked after and influenced by the department.

The Agricultural College is located at Amherst, in Hampshire County, and is governed by a Board of Trustees consisting of 14 members appointed by the governor; with the governor, president of the college, secretary of the Board of Education, and secretary of the Board of Agriculture as members *ex officio*. The twenty-eighth annual report, January, 1891, shows a faculty of 12, and 174 students connected with the college during the year 1890. The Hatch Experiment Station, supported by the national government,

is located at the college. The net assets of the college Jan. 1, 1891, were $280,863.70. By act of the Legislature eighty free scholarships are available annually for persons residing in the Commonwealth. A labor fund has also been established by the Legislature to assist those students who are dependent, either wholly or in part, on their own exertions, by furnishing them work on the farm and in the several departments of the college. The expenses of students attending the college range from $250 to $400 per year, including tuition (annual report, 1891, page 62) of $80 per year. A person receiving a scholarship is not required to pay tuition.

The State Agricultural Experiment Station occupies a portion of the college grounds. It is governed by a Board of Control, which is a body of 11 persons, the governor being president *ex officio*. The value of the station property Jan. 1, 1891, was $38,789.50.

The Cattle Commission consists of three persons appointed by the governor, with power to use all lawful means to suppress contagious diseases ot domestic animals.

The State appropriations for agricultural purposes amounted in 1888 to $81,421.75; in 1889 to $86,141.00; in 1890 to $74,240.98 (also an additional appropriation of $50,000.00 for the extermination of the gypsy moth); and in 1891 to $83,654.00 (also an appropriation of $50,000.00 for gypsy moth work).

It will be noticed that the descriptions of farms are arranged by counties, commencing with Barnstable and ending with Worcester. The arrangement is also alphabetically by towns in each of the several counties. These descriptions are quite full, and it is believed will give a fairly accurate idea of the farms described. Some of them were not certified to for reasons which seemed satisfactory, and such are indicated by an asterisk and foot-note. It will be further noticed that the address of the owner or agent of each farm is appended to the description. Some of the requests for catalogues which have been received would indicate that the writer thought that the State had bought or was to buy these farms, and give or lease them to those wishing them. This is not the case. The law and circulars printed on the first pages of the cata-

logue show just what is contemplated by the State and by the Board of Agriculture. Parties wishing for further information relative to the several farms advertised should correspond with the owner or agent whose name is appended. The buying must be done of the owner or agent and cannot be done through this office. Letters of inquiry to this office will be promptly attended to, and all information possible will be given. It is desired to again call attention to the law (printed on page 4) under which the Board of Agriculture is acting.

Since it became known that a catalogue of abandoned and partially abandoned farms was to be issued by this office a number of requests for said catalogue have been received, and it is thought best to print the following summary to show the localities from which these requests have come: Massachusetts, 140; New Hampshire, 4; Vermont, 1; Rhode Island, 9; Connecticut, 10; New York, 79; New Jersey, 7; Pennsylvania, 5; Washington, D. C., 5; Virginia, 4; North Carolina, 1; Alabama, 2; Florida, 3; Ohio, 2; Indiana, 1; Michigan, 3; Illinois, 2; Iowa, 1; Texas, 1; California, 1; Washington, 1; Montreal, Can., 2; and London, Eng., 1. Total, 285.

It is possible that another catalogue may be issued in the near future. Therefore the sale of farms described in this catalogue should be at once reported to this office, that they may not be included in future catalogues. Owners or agents of abandoned or partially abandoned farm property in the Commonwealth, the descriptions of which are not included in this catalogue, are asked to communicate with this office, if they wish to have their property advertised in this way.

Three thousand copies of this catalogue have been printed and a limited number will be sent to any one free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

Wm. R. Sessions,
Secretary.

DESCRIPTIVE CATALOGUE.

BARNSTABLE COUNTY.

Truro.

Farm of 2 acres; suitable for cultivation. House, two-story, square; 12 rooms; good repair. Barn small, in good repair. Fences mostly wire; in good condition. Cistern. Railroad station, 1 mile; post-office, 1 minute's walk. Price, $350, all in cash. Address, Charles P. French, Chatham, Mass.

Yarmouth.

Farm of 40 acres; with shore privilege; mowing, 5 or 6 acres; pasture, 30; woodland, 1; all suitable for cultivation or pasturage. Grass can be cut with a machine. There are also 20 acres of salt meadow and upland with shore privilege, separate from the farm, which will be included for the price named. Double house, 28½x33½; L, 11½x20½; 11 rooms; good repair. Barn, 25x35, in poor repair. Outside fences in good condition, cross fences poor. Good spring and well water. Railroad station, Hyannis, 2½ miles; post-office, West Yarmouth, 1 mile. There are two hen-houses, one, 8x12, the other, 7x14, with three wire yards; the largest, 40x50. Also a store room, 10x12; and an old wood-house, 14x20. Price, $5,000; all in cash. Address, Elkanah Crowell, West Yarmouth, Mass.

BERKSHIRE COUNTY.

Alford.

Farm of 175 acres: mowing, 40; pasture, 85; woodland, 50; suitable for cultivation, 50 beside the mowing. House, 36x24; L, 16x30; 12 rooms; good repair. Grass can be cut with a machine. Two barns, each 30x40; shed, 18x36. Barn in good repair. Stone wall and rail fences. Running water to house and barn. About 30 apple trees, 15 other fruit trees. Railroad station, State Line, 5 miles; post-office, West Stockbridge, 1½ miles. Price, $3,000; cash at sale, $800; interest on balance, 6 per cent. Stage passes house twice daily leaving mail at door. Address, W. C. Hinman, Great Barrington, Mass.

Becket.

Farm of 330 acres: mowing, 32 to 35; pasture, 100; woodland, 195; suitable for cultivation, 25. One-half of the grass can be cut with a machine. House, 24x26; woodshed, 12x15; 9 rooms; fair repair. Barn, 30x40, with shed and wagon-house; barn, 26x36; very good repair. Stone wall and rail and pole fence. Well at house and barn, good springs in the pastures. Fruit enough for family use. Probably 1,000 cords of young wood on the farm, one-half or more fit to cut. School, 1¼ miles distant. Railroad station, Becket, 4½ miles; post-office, Becket, 4½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, C. B. Ferry, Becket, Mass.

Farm of 170 acres: mowing, 40; pasture, 60; suitable for cultivation, 20. Sugar bush, 200 trees. House, 36x24; L, 22x15; 12 rooms; fair repair. Barn, 30x40; horse barn, 22x40; sheep barn, 20x40; all in good repair. Fences in very good condition. Good well. Plenty of apples. Railroad station, Becket, 5 miles; post-office, West Becket, 1½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, George G. Carter, West Becket, Mass.

Cheshire.

Farm of 299 acres: mowing, 75; pasture, 199; woodland, 25; suitable for cultivation, nearly all the mowing land. Nearly all the grass can be cut with a machine. House, 22x32; L, 15x15; 10 rooms; poor repair. Barn, 30x45; barn, 30x30; both in poor repair. Stone wall, rail and wire fences. Spring water near house. Not many apple trees. Railroad station, Cheshire, 2½ miles; post-office, Cheshire, 2½ miles. I have only a life estate on the place, but all the heirs are willing to sign a deed conveying the same. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Dalton, Adams, Mass.

Florida.

Farm of 111 acres: mowing, 30; pasture, 50; woodland, 30; suitable for cultivation, 60. Most of the grass can be cut with a machine. Sugar bush, 100 trees. Two-story house, 36x30; one-story L, 26x20; woodshed and horse shed attached; 11 rooms; in good repair and roofs slated. Cow-barn, 30x70; horse-barn, 24x30; both in good repair with cellars. Stone wall and rail and brush fence. Well, spring and two brooks. Railroad station,

North Adams, 4 miles; post-office, Florida, ¼ mile. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathan D. Beaman, North Adams, Mass.

Farm of 150 acres: mowing, 50; pasture, 40; woodland, 60; suitable for cultivation, 90. Grass can be cut with a machine. Sugar bush, 2,000 trees. House, 26x36; L, 20x20; 8 rooms; fair repair. Barn, 20x40; shed, 20x30; in fair repair. Stone wall and post and pole fence. Good well. Twenty-five apple, 2 plum and 2 pear trees. Railroad station, North Adams, 5 miles; post-office, Florida, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Farm of 98 acres: mowing, 20; pasture, 30; woodland, 48; suitable for cultivation, 40. Most of grass can be cut with a machine. Sugar bush, about 150 trees. No buildings. Common fences in fair condition. Never-failing spring. About 60 apple trees; a few cherry trees. Railroad station, Hoosac Tunnel, 2 miles; post-office, Hoosac Tunnel, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Farm faces south-east. Address, R. D. Dickinson, North Adams, Mass.

Great Barrington.

Farm of 400 acres: mowing, 75; pasture, 300; suitable for cultivation, 75. There are 1,500 cords of wood, and considerable good timber on the farm. Grass can be cut with a machine. Large two-story house; good-sized L; 16 rooms; fair repair. Five barns of different sizes, all in fair repair. Rail fence in poor condition. Water from springs. One hundred apple and a few pear trees. Railroad station, South Lee, 3 miles; post-office, South Lee, 3 miles; school-house in sight. Price, $4,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, F. A. Hobbs, Receiver Stockbridge Savings Bank, Stockbridge, Mass.

Monterey.

Farm of 200 acres: mowing, 30; pasture, 50; woodland, 120; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, one story, 24x40; L, small; 12 rooms; needs some repairs. Stone wall, rail and pole fences in fair condition. Well, springs and trout brook. Fifty apple trees, 8 pear trees. Railroad station, Great Barrington, 11 miles; post-office, West Otis, 1 mile. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Is on a hill with a southern

exposure overlooking Lake Garfield. Address, M. V. Thomson, Monterey, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 18. Sixteen acres of grass can be cut with a machine. Sugar bush, 36 trees. House, 30x40; L, 18x25; 8 rooms; fair repair. Barn, 26x34, in good repair, with cellar and stable in basement. Stone wall and wire and rail fence in fair condition. Running water at barn and pump at house. Seventy-five apple, 10 plum and 6 pear trees and some grapes. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1½ miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, William H. Martin, Monterey, Mass.

New Ashford.

* Farm of 500 acres: mowing, 40; pasture, 100; woodland, 360; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x36, 8 rooms, good repair. Barn, 26x60; L, 20x40; good repair. Wall, rail, pole and brush fences. Well and springs and trout brook. One hundred apple trees, 10 other fruit trees. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Railroad station, Williamstown, 10 miles; post-office, New Ashford, ¾ of a mile. Address, Elihu Ingraham, New Ashford, Mass.

* Farm of 224 acres: mowing, 70; pasture, 79; woodland, 75; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 75 trees. House, 24x30, 8 rooms, fair repair. Barn, 28x36, in good repair. Wire and rail fence not in good condition. Brook, well and springs. Forty apple trees. Railroad station, Williamstown or Pittsfield, 9 miles; post-office, New Ashford, 1 mile. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, N. Chamberlain, Williamstown, Mass.

New Marlborough.

Farm of 143 acres: mowing, 40; pasture, 83; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine on 25 acres. House, 24x50, with wagon-house attached; 8 rooms; good repair. Two barns, 20x40 and 30x40. One hennery, 1 corn-house, 1 hog-house. Barn in good repair. Barb wire and rail fences. Well and springs. Twenty-five apple trees. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 2 miles. Price, $1,100; cash at sale, $500; interest on

* Not certified to.

balance, 5 per cent. Farm situated on high ground but land level. Address, Francis Sage, Winsted, Conn.

Farm of 330 acres: mowing, 40 to 50; pasture, 100; 180 acres of sprouts, swamp and woodland; suitable for cultivation, 80 to 100. Most of the grass can be cut with a machine. House, 20x40; L, 18x20; 11 rooms; good repair. New barn, 24x36; two barns, 30x40; horse barn, 20x36. All barns in fair repair and a cellar under new barn. Some wood fences in poor condition and some stone wall and wire fence. Well at house and spring that could be brought to barns. About 40 apple trees and some cherries and grapes. Railroad station, Sheffield, 10 miles, Great Barrington, 12 miles; post-office, New Marlborough, 1¾ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 4 per cent. I think there is $2,000 worth of wood and timber on the place, principally pine and hemlock. Address, Stephen Powell, New Marlborough, Mass.

Farm of 15 acres: mowing, 5; pasture, 7; woodland, 3; suitable for cultivation, 12. Grass can be cut with a machine. House, 30x40, 10 rooms, good repair. Barn, 26x36, fair repair. Stone wall, board and rail fences. Spring water which runs in house through iron pipes. Eighteen apple trees, 3 pear trees, 2 crab apple, 3 cherry and 12 plum trees. Railroad station, Canaan, Conn., 8 miles, connected by stage; post-office, Southfield, 3 minutes' walk. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Fifty acres of other land, mostly woodland, can go with this place if desired. Address, W. G. Cargill, Canaan, Conn.

Farm of 60 acres: mowing, 15; pasture, 27; woodland, 18, of fine timber; part of mowing land suitable for cultivation. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House large, tumble-down condition though occupied. Barn has tumbled down. Stone wall and rail fences in poor condition. Spring, never failing. Seventy-five apple and several cherry and plum trees. Railroad station, Norfolk, Conn., 5 miles; post-office, Southfield, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. On main road from Norfolk, Conn., to New Marlborough. Address, L. D. Alling, West Torrington, Conn.

Farm of 125 acres: mowing, 45; pasture, 22; woodland, 58; suitable for cultivation, 24. Most of the grass can be cut with a machine. House, 36x30, two stories, 6 rooms, good repair. Two barns, 50x24 and 40x30, both in good repair. Stone wall and rail fences not in good condition. Good spring water at the barn and house. Twenty-five grafted and 50 wild apple trees. Rail-

road station, Great Barrington, 10 miles, and Canaan, Conn., 10 miles; post-office, New Marlborough, 1½ miles. Price, $900; cash at sale, $400; interest on balance, 5 per cent. Address, W. H. Mulhall, Great Barrington, Mass.

Farm of 230 acres: mowing, 30; pasture, 100; woodland and unimproved land, 100; suitable for cultivation, 75. Grass can nearly all be cut with a machine. Sugar bush, 400 trees. Two-story house, 40x30; large L; 12 rooms; fair repair. There are 3 barns and other outbuildings, all in good repair. Stone wall and rail and brush fence. Good spring water at house. About 40 apple and a few pear trees, besides some grapes and currants. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 1½ miles. Price, $2,200; cash at sale, $1,100; interest on balance, 6 per cent. Address, Mrs. Cesarme Sage, South Sandisfield, Mass.

Farm of 300 acres: mowing, 50; pasture, 100; woodland, 150, one-third being sprout land; suitable for cultivation, 50. Thirty acres of the grass can be cut with a machine. Sugar bush, 40 trees. House, 30x46; L, 40x18; L, 30x18; 18 rooms; fair repair. Barn, 50x33, in fair repair, with yard enclosed by three sheds of two roofs. Milk house, 12x10. Rail fence, stone wall and pole fence, in indifferent condition. Good well at house and barn, with many springs on the place. Forty apple and some pear and plum trees and grape vines. School-house 30 rods distant. Southern exposure. Wood and timber enough on place to pay for it. Railroad station, Norfolk, Conn., 6 miles; post-office, Southfield, 2 miles. Price, $3,600; cash at sale, $1,200; interest on balance, 6 per cent. Address, Egbert D. Norton, Southfield, Mass.

Farm of 220 acres: mowing, 40 or 50; remainder about equally divided between pasturage and wood; suitable for cultivation, 15 or 20. Grass can be cut with a machine. House, 24x30; L, 24 feet long; 8 or 10 rooms; needs some repairs. Two barns that join, each 40x28, in comfortable repair. Rail, pole and brush fence. Two brooks and a good well. Fifteen or 20 apple trees. Railroad station, Norfolk, Conn., 4 miles; post-office, Southfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, M. B. Tobey, East Canaan, Conn.

Farm of 115 acres: mowing, 60; pasture, 40; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. House, 25x30; L, 14x25; 10 rooms; good repair. Barn, 40x50; barn, 20x30; both in good repair, with cellar. Stone wall and board, rail and wire fence in good condition. Well and springs, with running stream. About 50 apple and about 20 other fruit trees. Railroad station, Ashley Falls, 6 miles; post-office, Mill

River, $\frac{1}{8}$ mile. Daily stages from Canaan, Conn., and Great Barrington, Mass. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, F. T. Whiting, Great Barrington, Mass.

Otis.

Farm of 135 acres: mowing, 25; pasture, 40; woodland, 70; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, about 100 trees. No buildings. Fenced with stone wall mostly. Good well, never dry. About 50 apple trees. Railroad station, Chester, 9 miles; post-office, Otis Centre, $2\frac{1}{2}$ miles. Price, $450, all in cash. The old building site is very pleasantly located. Address, Milton S. Thompson, Russell, Mass.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 500 trees. House, 37x25, one and one-half story, 9 rooms, good repair. Two barns, 36x26 and 24x22, barn cellar, fair repair. Stone wall and rail fence in fair condition. Well and spring. Forty to 50 apple trees and a few pear trees. Railroad station, Chester, 13 miles; post-office, Otis, 3 miles. Price, $1,000, all in cash. Farm near school and good water-power on it. Address, James Kelly, East Winsted, Conn.

Farm of 250 acres: mowing, 25; pasture, 150; woodland, 75; suitable for cultivation, 12. Part of the grass can be cut with a machine. Sugar bush, 400 trees. No house. Barn, 24x36, in good repair. Rail and brush fence in good repair. Never-failing well. Large lot of common fruit. Railroad station, Lee, 10 miles; post-office, West Otis, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Edward G. Oles, West Otis, Mass.

Farm of 400 acres: mowing, 75; pasture, 225; woodland, 100; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 400 trees. Two-story house, 26x36; L, 24x18; 9 rooms; good repair. Two barns, 54x30; barn, 26x30; barn, 16x17; shed, 10x26; all in good repair. There is a barn cellar. Stone wall and rail and brush fence in good condition. Good water supply. There are plenty of apple trees. Railroad station, Lee, 10 miles; post-office, Otis, 2 miles. Price, $1,500; terms easy; interest on balance, 6 per cent. Address, John Higgins, Great Barrington, Mass.

Farm of 70 acres: mowing, 5; pasture, 12; woodland, 40; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; 30-foot L; 10 rooms; good repair. Barn, 20x30, in good repair. Carriage-house and ice-house in good repair.

Ordinary fences. Good water supply. Thirty apple and 5 other fruit trees. Railroad station, Chester, 8 miles; post-office, Otis Centre, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, W. C. Broga, 28 Jefferson Street, Westfield, Mass.

Farm of 60 acres: mowing, 20; pasture, 40; enough wood in pasture for home use; suitable for cultivation, 6. Grass could be cut with a machine if the stone were picked up. Sugar bush, over 100 trees. House, 40x24, 5 rooms, poor repair. Barn, 40x26, poor repair. Stone wall, rail, pole and brush fence. Good water supply. Twenty-five apple trees. Railroad station, Lee, 6 miles; post-office, West Becket, 1½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. If money is all paid down will take $300. Address, Benoni Steadman, West Becket, Mass.

Farm of 60 acres: mowing, 20; pasture, 20; woodland, 20; suitable for cultivation, 10. About half of the grass can be cut with a machine. House, 22x36; L, 15x30; 5 rooms; needs some repairing. Barn, 26x36, needs some repairs. Some stone wall and some wooden fence. Good water supply. Plenty of apples; mostly natural fruit. Farm about 100 rods from White Lily Pond. Railroad station, Chester, 6 miles; post-office, North Blandford, 3 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Address, Elisha Prentice, North Blandford, Mass.

Farm of 80 acres; mowing, 20; pasture, 20; woodland, 40; suitable for cultivation, 10. Part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 24x32; L, 12x20; 7 rooms; needs repair. Barn, 28x36, besides horse-barn and shed, needs repair. Some stone wall and some wooden fence. Good well. About fifty apple trees; part of them good grafted fruit. Railroad station, Chester, 7 miles; post-office, North Blandford, 3 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill, ½ mile. School-house, 100 rods from house. Address, Elisha Prentice, North Blandford, Mass.

Farm of 150 acres: mowing, 40; pasture, 60; woodland, 50; suitable for cultivation, 40. Twelve acres of the grass can be cut with a machine. Sugar bush, 300 trees. House, 30x40, 6 rooms, good repair. Barn, 30x40, in good repair. Good fences. Good well and water in every lot. Two hundred apple and 2 pear trees. Railroad station, Lee, 8 miles; post-office, West Becket, 3 miles. Price, $800; cash at sale, $200; interest on balance, 5 per cent. Address, Dennis Cahalan, West Becket, Mass.

Peru.

Farm of 127 acres: mowing, 30; pasture, 97; woodland, 20; suitable for cultivation, 27. Grass can be cut with a machine. Sugar bush, 500 trees. House, 25x30, 8 rooms, good repair. Barn, 25x52, in good repair, with cellar. Stone wall and barbed-wire fence. Water from spring. About 50 apple trees. Railroad station, Washington, 1¼ miles; post-office, Washington, 1¼ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, John Fleming, Pittsfield, Mass.

Farm of 200 acres: mowing, 50; pasture, 75; woodland, 75; suitable for cultivation, 30. The greater part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 28x30; L, 13x23; 12 rooms; fair repair. Barn, 31x64, including shed, poor repair. Mostly pole fence in poor condition. Good water supply from unfailing springs. One hundred and fifty apple trees. School near by and church about 2 miles distant. Railroad station, Hinsdale, 5¼ miles; post-office, East Windsor, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Berkshire County Savings Bank, Pittsfield, Mass.

Farm of 100 acres: mowing 20; pasture, 45; woodland, 35; suitable for cultivation, 10. Nearly all of the grass can be cut with a machine. Sugar bush, 50 trees. One and one-half story house, 40x32; L, 38x22; 11 rooms; good repair. Barn, 40x20; barn, 60x40; small barn in good repair, the other not. Stone wall, rail and brush fence. Well at house and barn, springs in pastures. Thirty apple and 3 other fruit trees. If farm is sold this fall will give one year's supply of hard wood now at door. Railroad station, Hinsdale, 3½ miles; post-office and church, Peru, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, John M. Stowell, Peru, Mass.

Farm of 160 acres: mowing, 60; pasture, 75; woodland, 25; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 100 trees. House, 35x35; L, 35x25; 10 rooms; good repair. Barn, 40x45; barn, 40x35; both in comfortable repair. Mostly fenced with stone wall. Never-failing spring. Railroad station, Hinsdale, 4 miles; post-office, Peru, 1½ miles. Price, $900; cash at sale, $500; interest on balance, 5 per cent. Address, Frank C. Phillips, Hinsdale, Mass.

Richmond.

Farm of 83 acres: mowing, 53; pasture, 15; woodland, 15; suitable for cultivation, 68. Grass can be cut with a machine.

House in poor condition. Barn, 40x30, and two good sheds enclosed, in good repair. Rail and wire fences in good condition. Good well. Thirty apple trees. Railroad station, Richmond, ¾ mile; post-office, Richmond, ¾ mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent, semi-annually. Address, P. H. Shaw, Richmond, Mass.

* Farm of 1,000 acres: mowing, 100; pasture, 500; woodland, 300; suitable for cultivation, 400. Most of the grass can be cut with a machine. House, 40x50; L, 20x30; 12 rooms; fair repair. Two large and one small barn all in fair condition. Fences in poor condition. Land well watered by springs. Fifty apple trees. Railroad station, Richmond, 1¼ miles; post-office, Richmond, 1¼ miles. Farm appraised at $10,500. Would give reasonable terms with interest as parties may agree. It is impossible for me to give exact terms as the estate has not been fully settled, but it can be bought very low in proportion to its value. Address, Thos. A. Oman, Pittsfield, Mass.

Farm of 165 acres: mowing, 33; pasture, 70; woodland, 57; suitable for cultivation, 93. Grass can be cut with a machine. House, 22x33; L, 14x22; 9 rooms; poor repair. Barn, 40x60, in good repair. Rail and wire fence in good condition. Good water supply. Sixty apple trees. Railroad station, West Pittsfield, 1½ miles; post-office, West Pittsfield, 1 mile. Price, $4,500; cash at sale, $1,500; interest on balance, 5 per cent. There is a trout brook on the farm. Address, James F. Coleman, West Pittsfield, Mass.

Sandisfield.

Farm of 97 acres: mowing, 33; pasture, 25; woodland, 38, heavy timbered; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 30x40; L, 12x22; 9 rooms; fair repair. No barn. Stone wall in good condition. Good well, 2 springs and a brook running through the farm. One hundred and fifty apple and 4 pear trees. Railroad station, Norfolk, Conn., 7½ miles; post-office, Sandisfield, ½ mile. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. There is plenty of timber on the farm fit for building purposes. Farm on stage line from Sandisfield to Winsted, Conn. Address, H. J. Whitney, Glendale, Mass.

Farm of 287 acres: mowing, 40; pasture, large part of the farm; woodland enough to supply the wants of the place; suitable for cultivation, all the mowing land and portions of the pasture. A large part of the grass can be cut with a machine. Sugar bush,

* Not certified to.

300 trees. Medium-sized house, much out of repair. An old barn in poor repair. Stone wall and brush fence in need of repairs. An excellent well at the house and an unfailing brook through the farm. A good-sized orchard. Railroad station, Norfolk or Winsted, Conn., 14 miles; post-office, New Boston, 3 miles. Price, $350, all in cash. Address, Chas. J. Taylor, Treasurer Great Barrington Savings Bank, Great Barrington, Mass.

Farm of 250 acres: mowing, 35; pasture, 65; woodland, 75 acres sprouts and 75 acres of hard wood and hemlock; suitable for cultivation, 20. Grass cannot be cut with a machine. Sugar bush, 500 trees. House, 24x30; L, 16x24; 9 rooms; very comfortable repair. Barn, 30x40, fair repair. Stone wall and pole fences. Well at house. Thirty-five apple trees. Railroad station, Winsted, Conn., 15 miles; post-office, Montville, 2 miles. It is estimated that there are 60 tons of hemlock bark on the place. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Francis Sage, Winsted, Conn.

Farm of 350 acres: mowing, 35; pasture, 215; woodland, 100; suitable for cultivation, 75. Most of the grass can be cut with a machine. Sugar bush. House, 21x28; L, 18x23; L, 14x18; 12 rooms; good repair. Barn, 30x40; barn, 26x35; shed and hay loft, 14x32; fair repair. Stone wall, wire, rail and brush fence in fair condition. Fair water supply. Seventy apple trees and 7 other fruit trees. Railroad station, Winsted, Conn., 8 miles; post-office, North Coldbrook, Conn., 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Nice lot of pine timber on the place. Address, Mrs. Phebe J. Humphrey, Great Barrington, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 10. Half of the grass can be cut with a machine. Sugar bush, 150 trees. House, 14x20, 6 rooms, poor repair. Barn, 24x50, in good repair, with a large shed 50 feet long. Pole fences in poor repair. Poor water supply excepting river water, which is near. Quite a number of apple and some plum trees. Estimated that there are 200,000 feet of lumber on the place. Two saw-mills within ¼ of a mile and coal kilns near by, where there is a market for wood. Railroad station, Winsted, Conn., 15 miles; post-office, New Boston, 3 miles. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Farm of 170 acres: mowing, 28; pasture, 75; woodland, 45; small growth wood and waste land, 22; suitable for cultivation, 100. Part of the grass can be cut with a machine. Good-sized

sugar bush. Large house; good-sized L; 12 rooms; good repair. Good-sized barn, with cellar, and in fair repair. Stone wall and wood fences in good condition. Good water supply. Several apple trees and a few other fruit trees. Railroad station, Winsted, Conn.; post-office, New Boston, 3 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Address, Joseph H. Norton, Winsted, Conn.

Farm of 100 acres: mowing, 25; pasture, 60; woodland, 15; suitable for cultivation, 30. About 15 acres of the grass can be cut with a machine. Sugar bush, 40 trees. Two-story house, 18x38; L, 16x25, with wood-house attached; 12 rooms; needs shingling. Barn, 30x40; barn, 26x36; wagon-house, 18x24; barn needs shingling. Mostly fenced with stone wall. Good well under cover. Fifty apple, 1 cherry and 3 young pear trees. Railroad station, Lee, 14 miles, Winsted, Conn., 16 miles; post-office, Montville, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, P. M. Fowler, Winsted, Conn.

Farm of 96 acres: mowing, 30; pasture, 40; woodland, 22; suitable for cultivation, between 35 and 40. About half the grass can be cut with a machine. Sugar bush, 1,100 trees. House, 26x36; L, 16x24; 7 rooms; poor repair. Barn, 24x36, fair repair, with cellar. Stone wall and wire fence in good condition. Good water supply from both well and spring. One hundred and twenty apple and 9 pear and plum trees. Railroad station, 12 miles; post-office, Montville, 1½ miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. Many of the figures given above are estimated. Address, William J. Evans, 591 Park Street, Hartford, Conn.

* Farm of 315 acres: mowing, 100; pasture, 100; woodland, 100; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 500 trees. Two-story house, 26x36; L, 20x50; 11 rooms; fair repair. Barn, 30x50; barn, 33x41; barn, 28x40; barn, 30x40; barn, 20x38; cow-house and shed, 20x40; 4 in good repair and newly shingled. Mostly fenced with stone wall in fair condition. Fine spring near house and running water to barn; several springs and brooks on place, one, a fine large trout brook. Two hundred apple and some pear, quince, plum, cherry and peach trees, and grape vines. Railroad station, Winsted, Conn., 12 miles; post-office, New Boston, 2 miles. Address, Joseph N. Belden, Bridgeport, Conn.

WASHINGTON.

Farm of 200 acres: mowing, about 50; pasture, 100; woodland, about 50; suitable for cultivation, 100. Grass can be cut

* Not certified to.

with a machine. House, 24x40, 5 rooms, fair repair. Two barns, 20x30 and 40x60, good repair. Barbed wire and rail fences. Well, brooks and springs. Old orchards of little value. Railroad station, Washington, 1½ miles; post-office, Washington or Becket, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. Land good but run down. Ten thousand feet of logs cut and ready for taking to mill, which is only ½ mile from wood lot. Address, John Corkhill, Pittsfield, Mass.

Farm of 200 acres: mowing, 75; pasture, 75; woodland, 50; suitable for cultivation, 50. About one-half of the grass can be cut with a machine. Nearly 200 scattering maple trees but not a regular bush. One and one-half story house, 28x26; L, 30x15, including woodshed; 7 rooms; fair repair. Two barns, each 38x28, both in good repair. Stone wall and wooden fence in fair condition. Excellent spring water at both barn and house. Two hundred to 300 apple trees. Railroad station, Becket, 4 miles; post-office, Becket, 4 miles. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Own another farm of 150 acres adjoining, with good house and two barns, which $800 will buy. Address, Patrick Dinan, Becket, Mass.

Farm of 200 acres: mowing, 40; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 250 trees. House of 18 rooms in good repair. Large barn in fair repair. Mostly fenced with stone wall in good condition. Well with pipe to house. A few apple trees. Railroad station, Washington, 80 rods; post-office, Washington, 70 rods. Price, $3,000, all in cash. Address, P. J. Corcoran, Washington, Mass.

West Stockbridge.

Farm of 225 acres: mowing, 40; pasture, 60; woodland, 25, and 40 small growth; suitable for cultivation, 45. Grass can be cut with a machine. House, 30x35; L, 30x20; 8 rooms. House in fair repair, but L out of repair. Three barns; one, 30x40, with shed attached of 50 feet; another, 50x42, with cellar under whole. Horse barn, 24x30, with carriage shed. Barns are all in good repair. Wire, rail and board fences in fair condition. Well water; spring water can be supplied at small expense. Two hundred apple and a few pear trees. Railroad station, West Stockbridge, ¾ mile; post-office, West Stockbridge, ¾ mile. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Farm is 5 miles from Stockbridge, 5 miles from Lenox and 12 miles from Pittsfield, each of which places furnishes a good market for small fruits, poultry, eggs and dairy products. Address, Edward J. Spencer, Warren, Mass.

Farm of 135 acres: mowing, 45, nearly all of which can be cultivated; pasture, 38; woodland, 12; suitable for cultivation, 40. Grass can be cut with a machine. House, 26x40, two story; L, 20x18, with veranda; 14 rooms; fair repair. One barn, 26x52; another, 28x38. Horse barn, 26x46. Cow-house, 18x30. Hog pen, 14x20; in good repair. Rail fences and stone wall in need of some repairs. Well and cistern. Several pear and a number of apple trees. Railroad station, State Line, 2½ miles; post-office, West Stockbridge Centre, 1½ miles. Price, $3,500; cash at sale, $1,750; interest on balance, 6 per cent. Farm 50 rods from church and 75 from school. Address, C. C. French, Housatonic, Mass.

Windsor.

Farm of 406 acres: mowing, about 100; remainder in good pastures and woodland. Mowing land can all be cultivated. Grass can be cut with a machine. Sugar bush, 1,500 trees. House, 34x27, one story; L, 35x27; 12 rooms; fair repair. Stone wall in good condition. Well and cistern at house and running water at barn. Barn, 50x36, barn cellar, fair repair. Twenty-five or 30 apple trees. Railroad station, Hinsdale or Dalton, 7 miles; post-office, Windsor, 1 mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There is a shed 24x24 where 8 head of cattle can be tied. Address, Otis E. Shaw, Windsor, Mass.

Farm of 500 acres: mowing, 100; pasture, 250; woodland, 150, about one-half in small growth; suitable for cultivation, 40. Grass can be cut with a machine, though 60 acres are rather rough. Sugar bush, 165 trees. House, 34x40; L, 22x18; 16 rooms; fair repair. Three barns, 30x40 each; 1 barn, 44x40; 1 barn, 50x30; in fair repair. Stone wall and wire and timber fences. Running water at house and barn from lasting spring. One hundred and fifty apple trees, mostly old trees. Railroad station, Hinsdale, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. There are 2 carriage-houses, hen-house, wood-house, cheese-house, hog-house, etc. Store and church, 2 miles; school, ½ mile. Address, A. T. Pierce, Windsor, Mass.

Farm of 250 acres: mowing, 60; pasture, 95; woodland, 100; suitable for cultivation, 50. Grass all cut with machine except 5 acres moist land. House, 60x20, 12 rooms, good repair. Three barns, 40x40, 20x40, 30x40. Barn cellar, 40x40. Two barns are in fine repair. Stone walls in good condition. Running water at house and barn. Fifty or 60 apple trees. Rail-

road station, Hinsdale, 7 miles; post-office, East Windsor, 1½ miles. Price, $2,500; cash at sale, $500; interest on balance, 6 per cent. Land nearly level, sloping slightly to east and south. Address, N. N. Cummings, Windsor, Mass.

Farm of 200 acres: mowing, 75; pasture, 100; woodland, 25; suitable for cultivation, 150. Grass can be cut with a machine. Young sugar bush. One and one-half story house, 24x33; L, 31x16; 12 rooms; fair repair. Barn, 50x24; barn, 50x28; barn, 33x24; all in good repair. Fences in fair condition. Good water supply. Twenty apple trees. Railroad station, Dalton, 6 miles; post-office, Windsor, ½ mile. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, John K. Weston, Conway, Mass.

Farm of 190 acres: mowing, 52; pasture, 70; woodland, 68; suitable for cultivation, 45. Almost all the grass can be cut with a machine. Sugar bush, 500 trees. House, 22x30; L, 18x30; 10 rooms: good repair. Wood-house, 16x36. Barn, 32x42, and a horse barn and carriage-house, 24x30, both in good repair. Stone wall and wooden fence in fair condition. Running water at house and barn from a large never-failing spring. One hundred and seventy apple and 7 other fruit trees. It is on the Cummington creamery route. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 3 miles. There are 2 trout brooks on the place. It has a sugar-house, a grain-house, a hog-house and two sheds, and there is an ice pond near the house. Price, $1,300; cash at sale, $600; interest on balance, 5 per cent. Address, C. E Torrey, East Windsor, Mass.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. House, two story, 20x28; one and one-half story L, 20x20; 10 rooms; good repair. Barn, 30x40, with cellar; barn, 25x35, without cellar; both in good repair. Stone wall in good condition. Well and running water at house and barn; 2 springs and brook in pasture. Railroad station, Dalton, 6 miles; post-office, Windsor, 10 rods. Within 30 rods of church, store and cheese factory. Price, $2,000; cash at sale, $200; interest on balance, 5 per cent., and $100 payable annually. Address, Lewis Bradford, Dalton, Mass.

Farm of 275 acres: mowing, 90; pasture, 185 acres, including woodland; woodland scattering but enough for fire or family use; suitable for cultivation, 67. Grass can be cut with a machine. Two-story house, 26x36; one and one-half story L, 20x40; 16 rooms; good repair. Barn, 90x35; barn, 35x35; with cellars in rather poor repair. Horse barn, 24x40, in good repair. Mostly fenced with stone wall in good condition. Good water supply. Two hun-

dred apple trees. Railroad station, Dalton, Hinsdale or Cheshire, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. J. A. Cornell, Chester, Mass.

Farm of 200 acres: mowing, 50; pasture, 60; woodland, 60; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x36; L, 18x18; 6 rooms; fair repair. Barn, 30x40, barn cellar, fair repair. Stone wall and pole fence. Good well. Some apple and 10 other fruit trees. Railroad station, Dalton, 3½ miles; post-office, Dalton, 3½ miles. Price, $2,000; cash at sale, $1,500. Land all slopes to the east and south. Address, W. F. Fuller, Dalton, Mass.

Farm of 164 acres: mowing, 60; pasture, 40; woodland, 46; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 150 trees. House, 20x40; L, 20x15; 7 rooms; fair repair. Barn, 60x38, barn cellar, good repair. Wood fences in fair condition. Brook in pasture; 2 wells, 1 in cellar, 1 in barn. Seventy-five or more apple trees. Railroad station, Dalton, 4 miles; post-office, Windsor, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School, ½ mile; church and cheese factory, 2 miles. Address, Mrs. Harrison Wetherby, Dalton, Mass.

Farm of 150 acres: mowing, 50; pasture, 75; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 200 trees. House, 36x25; L, 20x24; 12 rooms; good repair. Barn, 26x38; barn, 24x36; in good repair, with cellar. Stone wall and wooden fence in good condition. Water from well and springs. One hundred apple trees. Railroad station, Dalton, 3½ miles; post-office, Windsor, 2½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, W. B. Warren, Dalton, Mass.

Farm of 95 acres: mowing, 12; pasture, 20; woodland, 58; suitable for cultivation, 5. Grass can be cut with a machine. House, 22x24, with L; house, 24x24, with L; 8 rooms in one, 9 in the other; both in fair repair. Two barns of ample size, with cellar and in fair repair. Mostly fenced with stone wall. Fine spring at house and barn. Thirty grafted apple trees, and a large number of common cider-apple trees. Railroad station, Hinsdale, 7 miles, Adams, 9½ miles; post-office, Windsor, 2 miles, Savoy, 2½ miles. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Situated on a large brook on which there is a fair water privilege with dam. It is estimated that there are over 2,000 cords of wood on the place. Address, H. H. Wellington, South Adams Savings Bank, Adams, Mass.

* Farm of 150 acres: mowing, 50; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, about 200 trees. House, 38x48, 15 rooms, good repair. Two barns, 30x40; horse barn, 20x30. One barn in good repair, others need some repairs. Pole fence mostly, good condition. Water supply never failing. Two hundred and thirty apple trees, 2 pear trees, 1 apricot and 70 currant bushes. Four railroad stations, each 12 miles distant. Post-office, West Cummington, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. There is a large woodshed and shop, a hog-pen and hen-house; and a sugar-house, 24x48. Address, Julia E. Doolittle, West Cummington, Mass.

Farm of 220 acres: mowing, 70; pasture, 110; woodland, 40; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 100 trees. House, 16x36; L, 26x40; 13 rooms; fair repair. Barn, 30x40; horse-barn, 18x24; shed, 16x60; cellar under horse-barn; barn needs some repairing. Stone wall and wood fences. Running water at house and barn. Plenty of apple trees. Railroad station, Dalton or Hinsdale, 6 miles; post-office, Windsor, 1½ miles. Price $2,200; cash at sale, $1,500; interest on balance, 5 per cent. Address, C. A. Hume, Windsor, Mass.

BRISTOL COUNTY.

Easton.

Farm of 71 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 32x36; L, 22x32; 14 rooms; needs some repairs. Barn, 30x32, fair repair. Wagon-house, 24x18, and corn-house, 15x15. Mostly fenced with stone wall in fair condition. Good well of never-failing water. Fifteen or 20 apple and 3 pear trees, besides grapes, cherries and currants. Railroad station, Mansfield, 3 miles; Easton, 3½ miles; post-office, Easton, 1½ miles. Price, $1,300; cash at sale, $750; interest on balance, 5 per cent. There is a cranberry meadow on the place. Address, Martin W. Ripley, South Easton, Mass.

Farm of 3 acres: mowing, 1; suitable for cultivation, 3. Grass can be cut with a machine. House, 22x28; 8 rooms; good repair. Barn, 12x16; shed, 16x20; fair repair. Stone wall. Good well. Fifty apple and 50 pear and cherry trees and plenty of grapes. Railroad station, Easton, ½ mile; post-office, South Easton, 2 miles. Price, $1,500, all in cash. Address, John F. Dean, South Easton, Mass.

* Not certified to.

Farm of 6 acres: mowing, 5; woodland, 1; suitable for cultivation, 5. Grass can be cut with a machine. House, 38x26; L, 16x30; 9 rooms; fair repair. Barn, 40x40; fair repair. Wooden fences in need of repairs. Two wells. Fifteen apple, 4 pear and 1 cherry tree. Railroad station, Cochesett, 1 mile, Eastondale, 1½ miles; post-office, Eastondale, 1½ miles. There is more woodland, which will be sold if desired. Price, $1,100, all in cash. Address, John F. Dean, South Easton, Mass.

Freetown.

Farm of 36 acres: mowing, 10; pasture, 10; woodland, 10; suitable for cultivation, 6. Part of grass can be cut with a machine. House, 30x24, 5 rooms, not in good repair. Barn, 28x30, poor repair. Stone wall in fair condition. Never-failing well. Twenty-five apple trees and 5 other fruit trees. Railroad station, Assonet, 1½ miles; post-office, Freetown, 1 mile. Price, $600, all in cash. Natural cranberry bog on place. Address, S. P. Richmond, Freetown, Mass.

Rehoboth.

Farm of 60 acres: mowing, 25; pasture, 15; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. Large two and one-half story house, with 8 rooms, good repair. Barn, 25x35, in good repair, with cellar. Stone wall in fair condition. Good well at house and several springs on the place. Twenty apple and 4 pear trees. Railroad station, Providence, R. I., 9 miles; post-office, Rehoboth, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Jefferson D. Bosworth, Box 745, Providence, R. I.

Swanzey.

Farm of 60 acres: mowing, 20; suitable for cultivation, 40. Grass can be cut with a machine. No buildings. Line fences in quite good condition, others poor. Good water supply; a stream runs the entire length of farm. Railroad station, Warren, R. I., 4 miles; post-office, Hortonville, 2 miles. Price, $900; cash at sale, $300; interest on balance, 5 per cent. There is a good chance for a cranberry bog. Address, Frederick M. Boyce, 57 Durfee Street, Fall River, Mass.

Westport.

Farm of 100 acres: mowing, 50; pasture, 40; woodland, 10; suitable for cultivation, 90. Grass can be cut with a machine.

House, 26x40, 10 rooms, fair repair. Barn, 27x30, and shed, 16x30, in good repair, with cellar. Several out-buildings. Stone wall and wire fences in fair condition. Two wells and spring and brooks that never run dry. Fifty apple, 26 quince, 6 plum and 24 pear trees and other fruit. Railroad station, Westport Factory, 6 miles; post-office, Central Village, 1½ miles. Price, $2,500; cash at sale, $500 or $1,000; interest on balance, 5 per cent. Address, Thomas Treece, Newport, R. I.

* Farm of 40 acres: mowing, 17; pasture, 10; woodland, 13; suitable for cultivation, 17. Grass can be cut with a machine. House, 28x29, 11 rooms, fair repair. Barn, 24x28, in good repair, with cellar. Stone wall in fair condition. Good water supply. Twenty apple and 10 other fruit trees. Railroad station, North Westport, 8 miles; post-office, Central Village, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Phillip G. Sisson, Central Village, Mass.

* Farm of 73 acres: mowing, 10; pasture, 10; woodland, 53; suitable for cultivation, 20. Grass can be cut with a machine. House, 24x32, 9 rooms, needs some repairs. No barn. Fenced with stone wall in fair condition. Good water supply. Railroad station, North Westport, 8 miles; post-office, Central Village, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Robert P. Tripp, Central Village, Mass.

DUKES COUNTY.

Chilmark.

Farm of 40 acres: mowing, 5; pasture, 35; suitable for cultivation, 17½. Grass can be cut with a machine. Low double house, 28x25; L, 10x12; 10 rooms; fair repair. Barn, 40x25, with sixty-foot shed, cellar under lean-to, not in very good repair. Mostly fenced with stone wall in good condition. Good well at house, spring in pasture and running brook through the place. Eight apple trees and 8 pear trees. Railroad station, Wood's Holl, 18 miles; post-office, Squibnocket, ¾ mile. Price, $1,800; cash at sale, $900; interest on balance, 6 per cent. Address, Louisa Vincent, West Tisbury, Mass.

Farm of 40 acres: mowing, 6; pasture, 19; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. House, 26x24; L, 18x15; L, 18x20; all with twelve-foot posts; 11 rooms; good repair. Barn, 36x24, twelve-foot post, in good repair. Mostly fenced with stone wall, in good condition. Four

* Not certified to.

springs, 2 cisterns in house and 1 in barn. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. Farm borders on a fresh-water pond 5 miles in circumference. One acre or more can be reclaimed for a cranberry meadow and flooded from springs. It also has an acre of salt marsh meadow land. Fine ocean views to the west and south-west and view of Vineyard Sound. Price, $1,700; cash at sale, $1,000; interest on balance, 6 per cent. Address, Abbie D. Vedder, Cottage City, Mass.

Farm of 30 acres: mowing, 10; pasture, 20; suitable for cultivation, 12. Grass can be cut with a machine. No house. Barn, 30x26, 12-foot post, in good repair. Mostly fenced with rail fences, in poor condition. Pond, brook and springs on place. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. About one acre of marsh land. Has an ocean view and a fine view of Vineyard Sound. Borders on Menamsha Pond, with privilege of pond grass for manurial purposes. Has an acre of peat swamp. Price, $600, all in cash. Address, David Mayhew, Corner Beacon and Park streets, Somerville, Mass.

ESSEX COUNTY.

Rowley.

* Farm of 90 acres: mowing, 30; pasture, 50; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Large, two-story house suitable for two families. There are two barns, one of them clapboarded and comparatively new, with a cellar under the whole building. The house and buildings have been repaired, a furnace placed in the house, etc., at an expense of $2,700, within two years. Two wells. Railroad station, 3 miles; post-office, Rowley, 2 miles. Price, $2,700; cash at sale, $1,350; interest on balance, 6 per cent. Address, Joseph D. Dodge, Rowley, Mass.

FRANKLIN COUNTY.

Ashfield.

Farm of 190 acres: mowing, 30; pasture, 135; woodland, 25; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 200 trees. Two-story house with L, not very good repair. Two barns, will tie 20 cows; barn cellar, poor repair. Stone wall in very good condition. Running water from

* Not certified to.

hydraulic ram to house and barn, and well at house. Apples, pears, grapes, peaches and plums, enough for family use, and sometimes $50 worth of apples for sale. Railroad station, Buckland, 7 miles; post-office, Ashfield, 3½ miles, and East Hawley, 2 miles. Price, $1,050; cash at sale, $400; interest on balance, 6 per cent. Address, Frederick Forbes, Buckland, Mass.

Farm of 115 acres: mowing, 25; pasture, 50; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees and good sugar-house with all appliances. House, two story, 30x40; L, 16x30; 9 rooms; not very good repair. Barn, 34x40; horse barn, 20x24; 30-foot shed. Cellar under horse barn. All in very good repair. Stone wall and brush fence in good condition. Extra good water supply. Two hundred apple, 6 quince, 8 peach, 6 pear trees and 2 grape vines. Railroad station, Buckland, 6 miles; post-office, Ashfield, 2½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Chandler Brunson, Ashfield, Mass.

Farm of 94 acres: mowing, 30; pasture, 48; woodland, 16; suitable for cultivation, 30. Twenty-eight acres of grass can be cut with a machine. Sugar bush, 150 trees. Story and a half house with L, 20x16, 6 rooms, fair repair. Barn, 34x40, fair repair. Partly fenced with stone wall. Running water at house and barn. Forty apple trees, and pear, plum, quince and cherry trees and grape vines. Railroad station, Shelburne Falls, 7 miles; post-office, Ashfield, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. The timber is second-growth chestnut, large enough for railroad ties, and old-growth pine. Address, Ambrose Kelley, Ashfield, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 22. Nearly all the grass can be cut with a machine. Sugar bush, 200 trees. House, 30x26; L, 35x15; 9 rooms; good repair. Barn, 40x36; horse barn; both in good repair. Stone walls and pole fence in fair condition. Well. Fifty apple trees. Railroad station, Charlemont, 6 miles; post-office, Hawley, 2 miles. Price, $1,000, all in cash. Address, Henry Fuller, Ashfield, Mass.

Bernardston.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 60 trees. House, 30x40; L, 30x30; 9 rooms; needs shingling. Barn, 42x60, in good repair, with cellar, and slated. Rail fences. Running water. Seventy-five apple and 12 other fruit trees. Railroad station, Bernardston, 3½ miles; post-office,

Bernardston, 3½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. This farm was bought for the timber on it. I will give possession any time if I can reserve the right to cut the timber. Address, Hartley Hale, Bernardston, Mass.

Buckland.

Farm of 100 acres: mowing, 15; pasture, 50; woodland, 35; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 18x30; L, 12x20; 7 rooms; not in first-class repair. Horse barn, in fair repair, with cellar. Mostly fenced with stone wall in good condition. Good water supply. One hundred and fifty apple trees and 4 other fruit trees. Railroad station, Buckland, 2 miles; post-office, Buckland, 1½ miles. Timber enough on place to pay for it. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Wm. B. Avery, East Charlemont, Mass.

* Farm of 260 acres: mowing, 70; pasture and woodland, 190; suitable for cultivation, 50. Fifty acres of the grass can be cut with a machine. Two-story house, 20x25; 10 rooms; poor repair. No barn. Stone wall and brush fence in fair condition. Good spring. One thousand two hundred apple trees and 20 pear trees. Railroad station, Buckland, 4 miles; post-office, Buckland, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Peter Boerlin, Holyoke, Mass.

Conway.

Farm of 225 acres: mowing, 30; pasture, 140; woodland, 85; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 20x30; L, 22x50; 12 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall and wooden fence in good condition. Living spring and well. One hundred apple trees, and cherries, pears, peaches and grapes. Railroad station, Williamsburg, 5 miles; post-office, Williamsburg, 4 miles. Price, $2,000, all in cash. Address, Mrs. E. P. Williams, Buckland, Mass.

Hawley.

Farm of 90 acres: mowing, 30; pasture, 30; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 150 trees. House, 25x40; L, 15x20; 12 rooms; fair repair. Barn, 40x45, in good repair, with cellar. Partly

* Not certified to.

fenced with stone wall, and partly with wood. Running water to buildings. One hundred and ten apple and 5 other fruit trees. Railroad station, Charlemont, $\frac{3}{4}$ mile; post-office, Charlemont, $1\frac{1}{2}$ miles. Had 150 barrels of apples last year and 60 barrels this year. Price, $1,800; cash at sale, $800; interest on balance, 5 per cent. Address, A. L. Tyler, Charlemont, Mass.

Heath.

Farm of 95 acres: mowing, 14; woodland, about 15; balance in pasture. Almost all the grass can be cut with a machine. Sugar bush, 400 trees. Large two-story house; good-sized L; 9 rooms; good repair. Main barn, 30x30; L, 30x20; shed, 40 feet long; horse barn, 25x25; barn cellar; all in fair repair. Mostly fenced with stone wall in fair condition. Running water at house and barn, and well. Forty apple trees of bearing age and a number of young ones; 2 or 3 pear, 2 plum, 3 cherry and 3 quince trees, all young. Railroad station, Charlemont, 5 miles; post-office, Heath, 5 minutes' walk. Five minutes' walk from school, store and church. Price, $1,800; cash at sale, $500; and $100 per year, with interest on balance, 5 per cent. Address, James A. Bray, Granby, Mass.

Farm of 100 acres: mowing, 60; pasture, 20; woodland, 20; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 150 trees. House, 40x30; L, 35x15; 7 rooms; fair repair. Barn, 40x35, not in very good repair, with cellar. Stone wall and rail fence in fair condition. Good springs. Fifty apple, 8 crab-apple and 2 pear trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Buildings built thirty-one years ago. Address, Fred E. Read, Shelburne Falls, Mass.

Farm of 110 acres: mowing, 30; pasture, 30; woodland, 50; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 140 trees. House, 38x22; L, 16x20; 9 rooms; comfortable repair. Barn, 40x40; L, 13x20; shed, 22x40; in good repair, with cellar. Partly fenced with stone wall and partly with wood in fair condition. Good water supply. One hundred apple and 7 other fruit trees. School $\frac{1}{3}$ mile distant. Railroad station, Zoar, 6 miles; post-office, North Heath, $2\frac{1}{2}$ miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Andrew Stone, Warren, Mass.

* Farm of $\frac{1}{2}$ acre: mowing, $\frac{1}{3}$ acre. Grass can be cut with a machine. House, 40x24; L, 30x24; 10 rooms; fair repair. Barn,

* Not certified to.

20x40, good repair. Stone wall. Water from spring. Three apple trees. Price, $500; cash at sale, $25; interest on balance, 5 per cent. Land belonging to another estate can be furnished at a low price if desired. Railroad station, Charlemont, 4 miles; post-office, Heath, 20 feet. Address, H. J. Stone, West Granville, Mass.

Farm of 100 acres: mowing, 60; pasture, 40; woodland, 20; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 40x30; L, 30x20; 9 rooms; fair repair. Two barns, 40x30 each, not in very good repair, with cellar. Three good springs. Sixty apple, 2 pear and a number of crab-apple trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Address, Lucy E. Gleason, Shelburne Falls, Mass.

* Farm of 145 acres: mowing, 27; pasture, 60; woodland, 60; suitable for cultivation, 27. Sugar bush, 300 trees. House was burned. Cattle-barn, 30x51; horse-barn, 20x30; both in good repair. Largely fenced with stone wall in good repair. One hundred apple trees. There is a large amount of wood and timber suitable for building purposes on the place, and it is handy to mills and market. Railroad station, Charlemont, 5½ miles; post-office, Heath, 1½ miles. Price, $400; cash at sale, $250; interest on balance, 5 per cent. Address, Wm. L. Cook, Adamsville, Mass.

Farm of 170 acres: mowing, 35; pasture, 115; woodland, 20; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 200 trees. Two-story house, 24x32; L, 20x36; 8 rooms; good repair. Barn, 52x30, in comfortable repair. Stone wall in good condition. Running water at house and barn, and well. One hundred and twenty-five apple trees. Two sheds attached to barn, 50x20, and 30x20. School-house within 100 rods. Railroad station, Charlemont, 3 miles; post-office, Heath, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 6 per cent. Address, Winfield S. Canedy, Shelburne Falls, Mass.

Leverett.

Farm of 45 acres: mowing, 20; pasture, 25; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x40, 7 rooms, good repair. Barn, 30x40, good repair. Virginia fence in good condition. Water supply from wells and springs. Fifty apple and 7 other fruit trees. Railroad station, Montague, 3 miles; post-office, North Leverett, 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Eunice L. Billings, North Leverett, Mass.

* Not certified to.

Leyden.

Farm of 83 acres: mowing, 24; pasture, 48; woodland, 11, all hard wood; suitable for cultivation, 24. Grass can be cut with a machine. One-story house, 28x30; L, 18x36; 5 rooms; fair repair. Barn, 30x40, in fair repair, with cellar. Good stone wall and new board and barbed-wire fence. Two wells 5 rods from house. About 60 apple and 25 small fruit trees. One of the pastures has been mowed with a machine for two years past. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent on $800 and 6 per cent on balance. Address, Gilbert E. Jones, Greenfield, Mass.

Farm of 165 acres: mowing, 30; pasture, 107; woodland, 28; suitable for cultivation, 50. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House, 24x32, 6 rooms, poor repair. Barn, 42x60, in good repair, with cellar. Horse-barn in poor repair. New corn-house. Stone wall, rail and barbed-wire fence. Running water at house and barn. Forty-five apple trees and fifteen other fruit trees. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Gilbert E. Jones, Greenfield, Mass.

Monroe.

Farm of 50 acres: mowing, 15; pasture, 10; woodland, 25; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 500 trees. No buildings. Stone wall in fair condition. Forty-five apple trees. Railroad station, Monroe Bridge, 1¼ miles; post-office, Monroe Bridge, 1¼ miles. Woodland is heavily timbered with beech, birch, maple, ash and spruce. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Northfield.

Farm of 3 acres: mowing, 2; woodland, 1; suitable for cultivation, 2. Grass can be cut with a machine. House, 25x25, 5 rooms, in comfortable repair. No barn. Fences in fair condition. Good well. Forty-six apple trees. Railroad station, Northfield Farms, 1½ miles; post-office, Northfield Farms, 1½ miles. Price, $250, all in cash. Address, W. H. Stratton, Northfield Farms, Mass.

Farm of 45 acres: mowing, 8; pasture, 15; woodland, 20; suitable for cultivation, 6. Grass can be cut with a machine. House,

20x35; L, 15x15; 6 rooms; fair repair. Barn, 25x35, in very good repair. Stone wall and barbed-wire fence. Good well and brook. Twenty-five apple and 12 other fruit trees. Saw and grist-mill ½ mile from place. Railroad station, Mount Hermon, ½ mile; post-office, Mount Hermon, ½ mile. Price, $600; cash at sale, $400; interest on balance, 6 per cent. Address, David Howe, West Northfield, Mass.

Farm of 100 acres: mowing, 20; pasture, 60, consisting of pasturing, young timber and wood; woodland, 20; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 1,000 trees. One-story house, 4 rooms, fair repair. Fair-sized barn, in fair repair. Rail fences in poor condition. Well and aqueduct. Large number of apple and some pear, peach and cherry trees. Railroad station, Northfield, 1½ miles; post-office, Northfield, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, A. R. Lyman, Northfield, Mass.

Farm of 25 acres: mowing, 8; pasture, 7; woodland, 10; suitable for cultivation, 8. Grass can be cut with a machine. House of 7 rooms. Barn, 28x36, in good repair. Rail fence, in good condition. Good well. Forty apple and 30 other fruit trees. Railroad station, Northfield, 3 miles; post-office, Northfield, 5 miles. Price, $400, all in cash. Address, Mary M. Shepardson, Northfield, Mass.

Rowe.

Farm of 90 acres: mowing, 30; pasture, 45; woodland, 15; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x40; L, 12x20; 8 rooms; good repair. Barn, 40x60, in good repair. Mostly fenced with stone wall in fair condition. Wells, with pump. Seventy-five apple and 3 other fruit trees. Railroad station, Zoar, 4 miles; post-office, Rowe, 1¼ miles. Price, $1,500; cash at sale, $500; interest on balance, 5 per cent. Address, E. E. Todd, Zoar, Mass.

Shelburne.

Farm of 68 acres: mowing, 10; pasture, 35; woodland, 23; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x36; L, 20x44; 17 rooms; good repair. Barn, 40x38, barn cellar, fair repair. Rail fence and stone wall in good condition. Good water supply. Forty apple and 10 other fruit trees. Railroad station, Shelburne Falls, 3½ miles; post-office, Shelburne, 1½ miles. Price, $1,600;

cash at sale, $400; interest on balance, 5 per cent. Address, J. M. Johnson, Shelburne, Mass.

Farm of 35 acres: mowing, 10; pasture, 25; suitable for cultivation, 9. Grass can be cut with a machine. House, 30x40; L, 20x30; 6 rooms; poor repair. Barn, 30x40, not in very good repair. Stone wall and rail fence in fair condition. Water from well. Quite a number of apple trees. Railroad station, Shelburne Falls, 4½ miles; post-office, Shelburne, 2½ miles. Price, $600, all in cash. Address, Geo. E. Taylor, Greenfield, Mass.

Shutesbury.

Farm of 40 acres: mowing, 6; pasture, 10; woodland, 20; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x24, 5 rooms on ground floor and unfinished chambers; poor repair; house and barn joined by shed. Barn, 30x20, needs repairing. Stone wall and rail fence. Good well, never failing. About 40 apple trees, mostly grafted, and some peaches and cherries. Railroad station, South Montague, 7 miles; post-office, Shutesbury, 2 miles. Plenty of wood and growing timber on farm. Price, $750; cash at sale, $400; interest on balance, 6 per cent. Address, Edwin Stone, Orange, Mass.

Farm of 56 acres: mowing, 15; pasture, 30; woodland, 10; suitable for cultivation, 25. Grass can be cut with a machine. One-story house, 26x32; L, 12x12; 6 rooms; good repair. Barn, 36x36, in good repair. Never-failing water supply. Stone wall and rail fence in fair repair. Fifty apple, 6 pear, 20 plum and 15 peach trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 3 miles. Price, $300, all in cash. Address, G. A. Berry, Cooleyville, Mass.

Farm of 60 acres: mowing, 8; pasture, 18; woodland, 34; suitable for cultivation, 12. Almost all the grass can be cut with a machine. One-story house, 5 rooms, in need of some repairs. Small barn in good repair. Some stone wall and some wire fence. Good well at house and running water back of barn. Twenty apple and 12 other fruit trees. Railroad station, Leverett, 6 miles; post-office, Shutesbury, 1 mile. Price, $400; cash at sale, $100; interest on balance, 4 per cent. Address, Mrs. Fred Ross, Shutesbury, Mass.

* Farm of 75 acres: mowing, 12; pasture, 15; woodland, 48; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, 24x34; 1½ story L, 15x28; 7 rooms; good repair; small house joining L, 24x24, 4 rooms. Barn, 33x33,

* Not certified to.

in good repair, with cellar. Stone wall and rail fence. Water from well. Seventy-five apple, 50 peach, some plum and some cherry trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 2 miles. Price, $900; cash at sale, $450; interest on balance, 6 per cent. There is considerable timber on the place, and I would sell it considerably cheaper without the timber. Address, N. A. Briggs, Shutesbury, Mass.

Warwick.

Farm of 148 acres: mowing, 20; pasture, 64; woodland, 64; suitable for cultivation, 60. Nearly all the grass can be cut with a machine. Sugar bush, 25 to 50 trees. House, 25x30; L, 10x20; 7 rooms; poor repair. No barn but frame, 40x60. Well at house, large brook and several springs. Mostly fenced with stone wall. One hundred and fifty apple trees, other fruit of little value. Railroad station, Athol, 8 miles; post-office, Richmond, N. H., and Tully, Mass., 4 miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. There is wood and timber enough to pay for farm. Address, L. Everett Bixby, Warwick, Mass.

Wendell.

Farm of 100 acres: mowing, 15; pasture, 40; woodland, 45; suitable for cultivation, 25. Land slopes to the south. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x32; shed, 12x24; 7 rooms; fair repair. Barn, 30x32, in fair repair, with cellar. Wood fence suitable to keep stock. Water from well. Fifty apple trees. There are 200 or 300 cords of wood on the place and timber sufficient to repair buildings. Railroad station, Wendell, 3 miles; post-office, Wendell, 1¾ miles. Price, $650; cash at sale, $200; interest on balance, 6 per cent. Address, Andrew Baker, Wendell, Mass.

Farm of 25 acres: mowing, 4; pasture, 13; woodland, 8; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 14x20; L, 10x12; 5 rooms; fair repair. Barn, 20x30, in good repair, with cellar. Stone wall and wood fence in fair condition. Good well. Twelve apple trees. Railroad station, Wendell, 5 miles; post-office, New Salem, 2½ miles. There is a valuable growth of pine timber on the place. Price, $800; cash at sale, $500; interest on balance, 7 per cent. Address, C. F. Pond, Hollis, N. H.

Farm of 5 acres: mowing, 5; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; L, 14x20; 8

rooms; fair repair. Barn, 20x30, in good repair, with cellar. Half fenced with stone wall and half with rail. Good well. Twenty-five apple and 5 other fruit trees. Within 10 rods of church and school. Railroad station, Wendell, 3½ miles; post-office, Wendell, 4 rods. Price, $700; cash at sale, $350; interest on balance, 6 per cent. Address, Henry E. Holden, Orange, Mass.

Farm of 110 acres: mowing, 10 to 15; pasture, 40; woodland, 55; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, 24x30; L, 12x16; 7 rooms; good repair. Barn, 18x24, attached to L, in good repair. Fences and stone wall in poor condition. Good water in house. Fifty or more apple trees and 1 or 2 pear trees. Railroad station, Wendell, 6 miles; post-office, Locks Village, ¾ mile. Price, $850; cash at sale, $425; interest on balance, 6 per cent. Address, Warren Ames, Locks Village, Mass.

Farm of 75 acres: mowing, 10: pasture, 15; woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. Cottage, 25x30; L, 16x20; 7 rooms; good repair. Barn, 28x32; shed, 28x12; both in very good repair. Mostly fenced with stone wall in good condition. Never-failing well. Seventy-five apple trees and 25 other fruit trees. Railroad station, Wendell, 2¾ miles; post-office, Wendell, 1½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. Address, A. J. Coburn, 16 Courtland Street, Everett, Mass.

Farm of 80 acres: mowing, 20; pasture, 30; woodland, 30; suitable for cultivation, 18. Most of the grass can be cut with a machine. House, 28x36, 6 rooms, good repair. Barn, 30x40, in fair repair, with cellar. Mostly fenced with stone wall. Well at buildings; spring in pasture. Fifty apple trees. Railroad station, Wendell, 5 miles; post-office, Wendell, 1½ miles. Price, $1,100; cash at sale, $500; interest on balance, 5 per cent. Address, Wallace Raymond, Wendell, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 45; suitable for cultivation, between 10 and 30. Grass can be cut with a machine. Sugar bush. House of 7 rooms; in need of some repairs. Barn, 30x40, with cellar, needs shingling. A shed capable of holding three or four teams connects the barn with the house. Some stone wall and rail fence, in fair condition. Good water supply at house and barn. About 20 apple trees and plenty of blackberries and blueberries. Railroad station, Wendell, 5 miles; post-office, Wendell, 1 mile. Price, 1,000; cash at sale, $500 or $600; interest on balance, 6 per cent. Address, Joseph Garrett, 4 Union Place, Worcester, Mass.

* Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 20x30; L, 15x12; 8 rooms; good repair. Barn, 24x30, not in very good repair, with cellar. Fences in poor condition. Running water to the house. Fifty apple, 6 pear, 2 plum and 2 quince trees, and some grape vines. Railroad station, Miller's Falls, 4 miles; Erving, 4 miles; post-office, Wendell, 3 miles; Farleyville, 2 miles. Price. $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Chas. J. Andrews, Miller's Falls, Mass.

HAMPDEN COUNTY.

Blandford.

Farm of 280 acres: mowing, 80; pasture, 60 to 80; woodland, 120 to 140, at least thirty years' growth; suitable for cultivation, 40. Most of the grass can be cut with a machine. Sugar bush, 300 to 400 trees. No buildings. Brush and pole fence and some stone wall. Well and good spring. Fifty apple trees. Railroad station, Chester, 5 to 6 miles; post-office, North Blandford, 4 miles. Price, $1,200 to $1,500. Address, H. L. Smith, Chester, Mass.

Farm of 120 acres: mowing, 35; pasture, 40; woodland, 45; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x40, 11 rooms, poor repair. Barn, 30x40, good repair. Stone wall and rail fence in fair condition. Good well. One hundred apple trees. Railroad station, Huntington, 3 miles; post-office, Huntington, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Alvah Bishop, Huntington, Mass.

Farm of 750 acres: mowing, 110; pasture, 150; woodland, 490; suitable for cultivation, 75. Grass can be cut with a machine. Sugar bush, 2,000 trees. Two-story house of 10 rooms. One and one-half story house of 6 rooms. One and one-half story house of 7 rooms. Two of the houses are in comfortable condition. Six large barns, 5 of which are in good repair and 3 of which have cellars. Stone wall and rail fence. Good wells at each house and running water to one of the barns. Five hundred apple trees producing 1,000 bushels of fruit in bearing seasons. Railroad station, Huntington, 4 miles; post-office, Blandford Centre, 3 miles. Price, $10,000; cash at sale, $1,500; interest on balance, 5 per cent. Will sell either as one farm or as

* Not certified to.

three separate farms. Good fishing and hunting in the neighborhood. Address, Franklin Leonard, 15 Myrtle Avenue, Westfield, Mass.

BRIMFIELD.

Farm of 160 acres: mowing, 25; pasture, 115; 20 acres of sprout land; suitable for cultivation, 25. All but 3 or 4 acres of the grass can be cut with a machine. Besides this there are 15 acres of meadow in Warren, $\frac{1}{4}$ mile distant, which will be included with the farm. Fences in pretty good condition. Good water supply. About 100 apple trees. Railroad station, West Brimfield, $1\frac{1}{4}$ miles; post-office, West Brimfield, $1\frac{1}{4}$ miles. Price, $1,300; cash at sale, $500; interest on balance, 6 per cent. Address, Michael T. Brosnahan, West Warren, Mass.

Farm of 80 acres: mowing, 20; pasture, 38; woodland, 12; suitable for cultivation, 10. House, 25x25, 6 rooms, poor repair. Barn, 25x60, in poor repair. Mostly fenced with stone wall in fair condition. Water supply from brook and wells. About 20 apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{2}$ miles. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Farm is located partly in Brimfield and partly in Wales. Address, H. K. Wight, Indian Orchard, Mass.

Farm of 115 acres: mowing, 45; pasture, 20; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x28; 7 rooms, good repair; no L, but building 20x24, joining the house. Barn, 35x45, in good repair, with cellar. Was built in 1888. Wooden fences in fair condition. Water supply from brook. About 100 apple and 8 other fruit trees. Railroad station, 4 miles; post-office, Monson, 4 miles. Price, $1,000; cash at sale, $300; interest on balance, 5 per cent. Address, E. P. Hynes, Monson, Mass.

* Farm of 36 acres: mowing, 16; pasture, 20; suitable for cultivation, 12. Most of the grass can be cut with a machine. House, 20x28; L, 14x40; 6 rooms; poor repair. Barn, 24x30, in good repair. Rail and wire fences in good condition. Never-failing well and brooks. Sixteen apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{4}$ miles. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, J. C. Burley, Wales, Mass.

CHESTER.

Farm of 85 acres: mowing, 25; pasture, 55 to 60; suitable for cultivation, 20. Grass can be cut with a machine. No buildings. Stone wall in good condition. Well watered by springs. Remains

* Not certified to.

of an old apple orchard and a few other old fruit trees. Railroad station, Chester Depot, 2½ miles; post-office, Chester Centre, 2 miles. School within ¼ mile. Price, $500; cash at sale, $125; interest on balance, 6 per cent. Address, Wm. B. Taylor, Saratoga Springs, N. Y.

Farm of 120 acres: mowing, 40; pasture, 40; woodland, 40; suitable for cultivation, 10. Grass can be partly cut with a machine. Sugar bush, 200 large and 1,500 small trees. House, 40x20; L, 22x18; 5 rooms; good repair. Barn, 30x40, with sheds, good repair. Stone wall mostly in good condition. Running water from spring. Seventy-five grafted and 100 common apple trees, 1 nice peach and 3 pear trees, besides quinces and grapes. Railroad station, Huntington, 7 miles; post-office, Littleville, 2 miles. Price, $1,000; cash at sale, $400; interest on balance, 5 per cent. There is a hand hay press in good repair. Address, O. W. Beach, Chester, Mass.

Farm of 170 acres: mowing, 30; pasture, 70; woodland, 70; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House burned down. Barn, 40x40; barn, 15x30; barn, 18x30; all in fair repair. Mostly fenced with stone wall. Well and running water. Apples, peaches, plums, pears and grapes. Railroad station, Huntington, 6 miles; post-office, Littleville, 2 miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Granville.

Farm of 390 acres: mowing, 25; pasture, 150; woodland, 150; suitable for cultivation, 50. About two-thirds of the grass can be cut with a machine. House, 30x40; L, 18x35; 12 rooms; fair repair. Barn, 30x50; barn, 15x20, and horse barn and sheds; newly built in 1883 or 1884; cellar under the large barn. Rail and wire fence in fair condition. Well at house, springs and streams at barn and in all pastures. Twenty-five to 30 apple and 4 or 5 pear trees. Railroad station, Westfield, 11 miles; post-office, West Granville, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, William G. Snow, East Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 50; woodland and waste, 30; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 34x24, two story; L, 16x14; 12 rooms; fair repair. Horse barn, 24x24, barn cellar, good repair; small stock barn in good repair. Running water from pure spring at house and barn. Forty-five apple and 10 other fruit trees

besides grape vines. Railroad station, Southwick, 8 miles; post-office, East Granville, 1½ miles. Price, $1,600; cash at sale, $800; interest on balance, 6 per cent. Address, James H. Seymour, Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 20; woodland, 30 to 35; suitable for cultivation, 10. Some of the grass can be cut with a machine. House, 30x20; L, 18x12; 7 rooms; poor repair. Small barn in poor repair. Stone wall and wire fence in fair condition. Water from spring. Twelve or 15 apple trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. A. B. Spelman, 57 North Elm Street, Westfield, Mass.

* Farm of 135 acres: mowing, 35 to 40; pasture, 60; woodland, 40; suitable for cultivation, 40. There are also 80 acres adjoining, not included in this estimate. Most of the grass can be cut with a machine. House, 40x30; L, 25x18; 14 rooms; good repair. Two barns, each 40x30; horse-barn and sheds all in good repair. Stone wall and wooden fence in fair condition. Good well. Good young orchard of choice apple trees; also peach and plum trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Tools, etc., can go with the place if desired. Address, W. C. Clark, 52 Broad Street, Westfield, Mass.

Farm of 40 acres: mowing, 10; pasture, 30. Grass cannot be cut with a machine. House, 28x30; L, 16x24; 9 rooms; not in very good repair. Barn, 30x40, in fair repair. Fences not in very good condition. Good well. Fifty apple trees. Railroad station, Southwick, 10 miles; post-office, West Granville, ¼ mile; Price, $700; cash at sale, $500; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

Farm of 250 acres: mowing, 60; pasture, 100; woodland, 90; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 250 trees. House, 24x28; L, 22x40; L, 18x20; 12 rooms; good repair. Barn, 44x44; barn, 30x40; barn, 24x26; all in good repair. Stone wall and rail fence. Plenty of spring water. Five hundred apple trees. Railroad station, Westfield, Mass., New Hartford, Conn.; post-office, West Granville, 2¼ miles. Over 1,000,000 feet of good lumber on the place. Orchard yields 200 barrels of winter apples every year. Price, $5,500; cash at sale, $3,000; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

* Not certified to.

Hampden.

Farm of 80 acres: mowing, 35; pasture, 40; woodland, 5; suitable for cultivation, 40. Grass can be cut with a machine. Large two-story house; L, 16x24; 15 rooms; fair repair. Barn, 40x50, two sheds, in fair repair, with cellar. Stone wall and rail fence not in first-class shape. Well water at house and barn. One hundred apple and 20 pear trees. Post-office, Hampden, 1½ miles; North Wilbraham and Monson railroad stations are about 5 miles from farm; East Longmeadow, about 6½ miles. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Address, J. F. Whitaker, East Longmeadow, Mass.

Holland.

Farm of 130 acres: mowing, 20; pasture, 30; woodland, 80; suitable for cultivation, 30. Part of the grass can be cut with a machine. One and a half story house, 22x32; L, 14x20; 10 rooms; good repair. Two barns, 32x16 and 16x12, in good repair. Stone wall and rail and slab fence in poor condition. Never-failing well. About 50 apple, 2 pear and 5 peach trees and some good grapes. Railroad station, Southbridge, 9 miles; post-office, Mashapaug, Conn., 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. There is an old saw and grist mill on the place, which is somewhat run down, but could be repaired and would have a good deal of work. Address, George Wallace, Mashapaug, Conn.

* Farm of 80 acres: mowing, 12; pasture, 40; woodland, 20; suitable for cultivation, 12. Grass can be cut with a machine. House, 28x30, 6 rooms, fair repair. No barn. Stone walls in poor condition. Good well. One hundred apple, 8 peach, 6 pear trees and 6 quince bushes. Railroad station, Southbridge, 9 miles; post-office, Holland, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill adjoining farm. Address, L. M. Howlett, Worcester, Mass.

* Farm of 75 acres: mowing, 10; pasture, 50; woodland, 20; suitable for cultivation, 20. Grass cannot be cut with a machine. Two-story house, 10 rooms, poor repair. No barn, but a barn cellar. Stone walls and rail fence. Not a very good water supply. Seventy-five apple trees, besides peaches and grapes. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, O. M. Kinney, Palmer, Mass.

* Not certified to.

Monson.

Farm of 150 acres: mowing, 50; pasture, 50; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. Two-story house, 30x40; L, 15x20; 12 rooms; not in very good repair. Barn, 36x40, not in very good repair. Stone wall in good condition. Well at house, brook and springs in lot. From 20 to 30 young apple trees, besides peaches, cherries and pears. Railroad station, Palmer or Monson, 2 miles; post-office, Monson, 2½ miles. Price, $2,000, all in cash. Address, C. M. Frederick, Enfield, Mass.

Farm of 75 acres: pasture, 25; woodland, 50. No buildings. Water supply good. About 50 apple trees. Railroad station, Monson, 4 miles; post-office, Monson, 4 miles. Price, $500; cash at sale, $200; interest on balance, 6 per. cent. Timber consists of pine, chestnut, oak and some walnut. Address, Carlton Bradway, Stafford, Conn.

Farm of 90 acres: mowing, 20; pasture, 30; woodland, 30, about 1,000 cords of wood; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 30x40; L, 20x30; 9 rooms; good repair. Barn, 30x60, in good repair. Board and rail fence and stone wall in fair condition. Running water from spring. Fifteen or 20 apple trees and 8 or 10 other fruit trees. Three minutes' walk from school and 3 miles from church. Railroad station, Monson, 3½ miles; post-office, Hampden, 3 miles. Price, $2,200; cash at sale, from $500 up to $800; interest on balance, 6 per cent. Address, Mrs. C. M. Handyside, 27 Osgood Street, Springfield, Mass.

Farm of 46 acres: mowing, 14; pasture, 19; woodland, 13; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 30x36; L, 16x18; 10 rooms; very good repair. Barn, 26x32, in fair repair. Mowing mostly fenced with stone wall and pasture mostly with wooden fence. Good water supply. Twenty-three apple and 6 other fruit trees. Railroad station, Monson, 3½ miles; post-office, Monson, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, A. C. Smith, Bondsville, Mass.

Tolland.

Farm of 165 acres: mowing, 50; pasture, 60; woodland, 55; suitable for cultivation, 40. Two-thirds of the grass can be cut with a machine. Sugar bush, 600 trees. House, 22x26; L, 25x20; 10 rooms; good repair. Three barns, each 40x30, all in fair repair. Pole and rail fences in good condition. Large

spring and good well. Two hundred apple trees, besides pears, plums, grapes and cherries. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 1½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, W. F. Hale, Tolland, Mass.

Farm of 425 acres: mowing, 40; pasture, 50; woodland, 335; suitable for cultivation, 75. Two-thirds of the grass can be cut with a machine. Sugar bush, 3,000 trees. Two-story house, 30x45; L, 30x40; 13 rooms; not in very good repair. Barn, 30x40; barn, 25x35; barn, 25x35; all in fair repair. Stone wall and pole fence in good condition. A good well and spring. Three hundred apple and a few plum and pear trees. Railroad station, Chester, Becket, or Winsted, Conn., 14 miles; post-office, Tolland, 1 mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. There is more than enough timber on the farm to pay for it. Address, C. N. Marshall, Tolland, Mass.

Farm of 73 acres: mowing, 20; pasture, 20; woodland, 33; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House, 26x32; L, 24x28; L, 20x30; good repair. Two large barns and two cow-houses all in good repair; hen-house, hog-pen and wagon-house in addition. Stone walls in good condition. Well and brook. From 100 to 150 apple trees, pear, peach and cherry trees. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 3 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address Edward L. Tinker, Bristol, Conn.

Farm of 200 acres: mowing, 50; pasture, 125; woodland sufficient for farm use; suitable for cultivation, 50. A portion of the grass can be cut with a machine. House, 24x30; 6 rooms; needs some repairs. Three barns of good size, in fair repair. Stone wall and barbed-wire fence in good condition. Well for house and springs for pasture. Fifty apple trees. The fences have been thoroughly repaired within a year. Have cut 35 tons of hay for several years. Railroad station, Winsted, Conn., 9 miles; post-office, Colebrook River, Conn., 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Bronson Brothers, Winchester, Conn.

Wales.

Farm of 200 acres: mowing, 35; pasture and woodland, 150; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, 24x30; one and one-half story L, 16x20; 10 rooms; good repair. Barn, 28x35; barn, 26x30; shed 40 feet

long; all in fair repair. About half fenced with stone wall, the balance in fair condition. Never-failing spring and well at house. Two hundred apple, 20 walnut and 4 pear trees. Railroad station, Stafford Springs, Conn., 6 miles; post-office, Wales, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, John Gavin, Monson, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 40. About all of the grass can be cut with a machine. House, 30x60, 6 rooms, will be put in good repair. Two barns, each 40x60, one in good and the other in fair repair. Stone wall and rail fence, mostly in good condition. Six wells, frontage on pond and 2 brooks which are never dry. Seventy-five to 100 apple trees. Railroad station, Monson, 6 miles; post-office, Wales, ½ mile. Price, $1,400; cash at sale, $700; interest on balance, 6 per cent. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 75 acres. Grass cannot be cut with a machine. Sugar bush, 25 to 30 trees. No house. Barn, 30x50, in very good repair. Stone wall and rail fence in poor condition. Quite a number of apple trees and some cherries. Railroad station, Belchertown, 2½ miles; post-office, Belchertown, 2 miles. Price, $250, all in cash. Farm taken for debt; have never examined, but am told that there is timber enough for railroad ties to more than pay for the place. Address, Joseph Dart, 70 Thomas Street, New York City, N. Y.

Farm of 150 acres: mowing, 45; pasture, 50; woodland, 55; suitable for cultivation, 50. Two-thirds of the grass can be cut with a machine. Two-story house, 37x26; L, 30x17; 13 rooms; good repair. Barn, 65x42, in good repair, with cellar. Three-fourths fenced with stone wall, the rest in poor condition. Abundant water supply. Thirty apple and 6 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 4 miles. Price, $3,500. Address, Alva S. Walker, Belchertown, Mass.

Farm of 65 acres: mowing, 25; pasture and woodland, 40; suitable for cultivation, most all of it. Most of the grass can be cut with a machine. One-story house, 30x40; L, 16x20; 8 rooms; good repair. Barn, 80x32, with horse barn, 28x28, both in good condition. Mostly fenced with stone wall. Two good wells.

About 100 apple trees. Railroad station, Belchertown, 1¾ miles; post-office, Belchertown, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 5 per cent. Address, John W. Walker, Granby, Mass.

Farm of 140 acres: mowing, 20; pasture, 70; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x38; L, 20x45; 8 rooms; fair repair. Barn, 40x45, fair repair. Hen-house, 12½x26. Stone wall and rail fence in fair condition. Good well. About 50 apple, 1 peach and 6 plum trees. Berries in abundance. Railroad station, Belchertown, 3½ miles; post-office, Belchertown, 4 miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Edgar S. Lane, Belchertown, Mass.

Farm of 110 acres: mowing, 30; pasture, 40; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 28x30; L, 18x24; 8 rooms; good repair. Barn, 36x48, in good repair, with cellar. Stone wall and rail fence in fair condition. Pump in house and running water at barn. Thirty apple and 15 other fruit trees. Railroad station, Dwight or Pansy Park, 1½ miles; post-office, Dwight, 1½ miles. Price, $850, all in cash. The wood is mostly pine, with some maple, etc. Address, Mrs. John Cody, Dwight, Mass.

Chesterfield.

Farm of 275 acres: mowing, 100; pasture, 100; woodland, 75; suitable for cultivation, 100. About half of the grass can be cut with a machine. House, 40x36; house, one and one-half story, 30x24; L, 18x24; 12 rooms; good repair. Barn, 40x50; barn, 32x40; both need some repairing. Mostly fenced with stone wall. Running water to house and barn from 3 springs. Sixty bearing and a quantity of small apple trees. Railroad station, Huntington, 9 miles; post-office, South Worthington, 1 mile. Price, $2,600; cash at sale, $1,600; interest on balance, 5 per cent. Near school and 1 mile from church. Address, Mrs. E. M. Castle, South Worthington, Mass.

Farm of 170 acres: mowing, 20; pasture, a few acres; suitable for cultivation, 8 or 10; balance in woodland. Ten acres of the grass can be cut with a machine. Sugar bush, 150 trees. House, 22x30, one and one-half story, 5 rooms, good repair. Barn, 22x30, good repair. Fences in good condition. Two wells. Some grafted apple trees and any quantity of natural fruit; a few peach, 2 or 3 quince and 3 or 4 pear trees. Railroad station, Leeds, 6 miles; post-office, Chesterfield, 4 miles. Price, $850;

cash at sale, $250; interest on balance, 5½ per cent. Address, Reuben W. Clapp, Westhampton, Mass.

Farm of 60 acres: mowing, 10; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 300 old and 1,500 young trees. No buildings. Stone wall not in good condition. Fifty grafted and 100 other apple trees. Railroad station, Williamsburg, 9 miles; post-office, Chesterfield, 2½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. There are 1½ acres of land, with good buildings and all kinds of fruit, which will be sold to go with this place if desired. Address, Orson P. Torrey, 58 High Street, Northampton, Mass.

Farm of 130 acres: mowing, 45; pasture, 50; woodland, 35; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 250 trees. One and one-half story house, 6 rooms, in rather poor condition. Barn, 30x40, in fair repair. Stone wall and pole fence in fair repair. Two wells. Some apple trees; natural fruit. Railroad station, Williamsburg, 6 miles; post-office, Chesterfield, ¾ mile. Place beautifully situated, with a view of eight different towns. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Franklin H. Bryant, Chesterfield, Mass.

Farm of 160 acres: mowing, 25; pasture, 75; woodland, 60; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, with L, 20x30; 8 rooms; in fair repair, with wood-shed attached. Barn, 25x50, in fair repair, with cellar. Stone wall and pole fence. Running water at barn and house. Two hundred grafted apple trees and a large number of natural fruit. Railroad station, Williamsburg, 5 miles; post-office, Chesterfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. Franklin Bryant, Chesterfield, Mass.

Enfield.

Farm of 160 acres: mowing, 15; pasture, 30; woodland, 100; suitable for cultivation, 15. Grass can be cut with a machine. Cannot tell the size of house, and it is nearly worthless. Barn, 30x40, fair repair. Rail fence in poor condition. Water from spring. Railroad station, Enfield, 2½ miles; post-office, Enfield, 2½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, A. S. Atkins, Westfield, Mass.

Middlefield.

Farm of 400 acres: mowing, 40; pasture, 200; woodland, 160; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 30x24, 8 rooms, fair repair; L in poor condition. Barn, 60x26, and an addition, 30x20, has a barn cellar and is in fair repair. Stone wall and brush fence. Running spring water at both house and barn. Two hundred or 300 apple and a few pear and peach trees. Railroad station, Chester, 2½ miles, Middlefield, 1½ miles; post-office, Chester, 2½ miles. Timber is worth more than price of farm. Price, $3,000; cash at sale, $1,500; interest on balance, 6 per cent. Farm is well adapted to either fruit-growing or dairying. Address, W. P. Alderman, Chicopee, Mass.

Farm of 140 acres: mowing, 40; pasture, 100; woodland, 30; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush of young trees. House, 20x35; L, 12x25; 6 rooms; good repair. Barn, 30x40; barn, 40x50; both in good repair. Mostly fenced with stone wall in good condition. Good well. A large number of apple trees. Railroad station, Becket, 2 miles; post-office, Becket, 2 miles. Price, $900, all in cash. Address, Geo. L. Johnson, Becket, Mass.

* Farm of 200 acres: mowing, 40; pasture, 100; woodland, 60; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, over 100 trees. House, 25x30; L, 15x20; 11 rooms; fairly good repair. Barn, 30x40, barn cellar, not in very good repair. Nice spring water. A few apple trees. Railroad station, Middlefield, 4 miles; post-office, less than 1 mile. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Merrick A. Marcy, Hartford, Conn.

Northampton.

Farm of 104 acres: mowing, 12; woodland, 92; suitable for cultivation, 50 to 60 when cleared. Grass can be cut with a machine. Sugar bush, 100 trees. House, 25x40; L, 15x30; 7 rooms; needs considerable repairs. Barn, 25x30, in tolerable repair. There are practically no fences. Water supply from Manhan River and Turkey Brook. Perhaps 75 apple and 12 other fruit trees. Railroad station, Easthampton, 4 miles; post-office, Westhampton, 2½ miles. Price, $1,600; terms of sale, $200 annually until $1,000 is paid, when deed will be given; interest on balance, 6 per cent. Address, Lewis H. Clark, Macedon Centre, N. Y.

* Not certified to.

Pelham.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 20. Grass can be cut with a machine. One and one-half story house, 8 rooms, needs some repairs. Barn, 40x40, needs some repairs, with cellar. Rail fence and stone wall in fair condition. Well at house and running water at barn. Railroad station, Amherst or Belchertown, 6 miles; post-office, Pelham, ½ mile. Price, $600; cash at sale, $400; interest on balance, 5 per cent. School and church, ½ mile distant. Address, Herbert S. Johnson, East Amherst, Mass.

Farm of 58 acres: mowing, 30; pasture, 6; woodland, 22; suitable for cultivation, 4 or 5. Part of the grass can be cut with a machine. One-story house, 24x24; 5 rooms; not in very good repair. Barn, 18x15, poor repair. Rail fence. Two wells. Thirty or 40 apple and 56 peach trees and some grapes. Railroad station, Enfield, 6 miles; post-office, Pelham, 1 mile. Price, $600, all in cash. Address, W. S. Thornhill, Palmer, Mass.

Plainfield.

Farm of 123 acres: mowing, 35; pasture, 45; woodland, 40; suitable for cultivation, 35. All but one or two acres of the grass can be cut with a machine. Sugar bush, 200 trees. One-story house, 31x36; L, 12x15; 10 rooms; good repair. Barn, 30x40; barn, 38x20; both need some repairs. Mostly fenced with stone wall. Running water at house and barn. About 50 grafted and 70 ungrafted apple trees; 5 other fruit trees. Good cranberry bog on place, and enough soft-wood timber to do all repairing. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1¼ miles. Price, $1,400; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. L. Willcut, Plainfield, Mass.

Farm of 50 acres: mowing, 25; pasture, 25; suitable for cultivation, 25. Sugar bush, 50 trees. Grass can be cut with a machine. House, 34x24; L, 24x24; 9 rooms; good repair. Barn, 32x30, in good repair. Stone walls in good condition. Running water. Fifty apple and 12 pear and plum trees. Railroad station, Charlemont, 8 miles; post-office, Plainfield, 1¼ miles. There is a good hen-house and wagon shed and plenty of grapes, quinces and berries. Price, $800; cash at sale, $400; interest on balance, 4 per cent. Address, Lafayette Burt, Plainfield, Mass.

Prescott.

Farm of 30 acres: mowing, 25; woodland, 5. House, 22x30, 4 rooms, poor repair. Barn, 24x32, in poor repair. Rail fence in good condition. Thirty apple trees. Railroad station, Greenwich Village, 4 miles; post-office, North Prescott, 2½ miles. Address, Mrs. A. D. Thayer, North Prescott, Mass.

Ware.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 10. Part of the grass can be cut with a machine. House, one and one-half story; L, one story; 9 rooms; good repair. Barn, 35x40, barn cellar, good repair. Stone wall and wire fence in good condition. Good water supply. Fifty to 75 apple trees of all kinds; fruit trees of nearly all the other kinds. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Large hennery, good carriage and wood shed. Church and school ½ mile distant. Address, Warren V. Howard, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 17. Most of the grass can be cut with a machine. House, 30x40; L, 14x42; 10 rooms; in fair repair. Barn, 30x40, in fair repair. Hen-house, 14x20. Mostly fenced with stone wall in fair condition. Good water supply. Over 70 apple and 30 other fruit trees. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Lydia M. Hoyt, Ware, Mass.

Farm of 65 or 70 acres: mowing and pasture enough to keep 12 head of stock; wood enough for home use; several acres suitable for cultivation. Mowings in fine condition. House burned, but cellar in excellent condition to build upon. Barn, 50x30, in excellent repair, with a very good cellar. Barbed-wire fence in fair condition. First-class water supply. Enough apples, cherries, plums, pears and currants for home use. Railroad station, Ware, 1 mile; post-office, Ware, 1 mile. Price, $1,500; all in cash if possible. Address, D. C. Raymond, South Framingham, Mass.

Farm of 150 acres: woodland, 50; cannot give the other divisions exactly. Not much of the grass can be cut with a machine. House, about 40 foot front, 8 rooms, poor repair. No barn. Stone wall and rail fence in poor condition. Two wells. Twelve apple and about a dozen cherry trees. Railroad station, Ware, 2½ miles;

post-office, Ware, 2½ miles. Price, $1,050; cash at sale, $200; interest on balance, 5 per cent. Address, Mrs. Mary E. Eaton, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 25; woodland, 20; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. House, 30x35; L, 15x25; 14 rooms; good repair. Barn, 40x48, in good repair, with cellar. Good water supply. Wire fence and stone walls in good condition. One hundred and fifty apple, 25 pear and 20 plum trees. Railroad station, Ware, ⅓ mile; post-office, Ware, ½ mile. Price, $4,500; cash at sale, $2,500; interest on balance, 6 per cent. Schools and churches near by. Address, J. H. Cummings, Ware, Mass.

Worthington.

Farm of 230 acres: mowing, 45; pasture, 125; woodland, 60; suitable for cultivation, 40. Nearly all of the grass can be cut with a machine. Sugar bush, 800 to 1,000 trees. No buildings. Good cellar to build on at both house and barn. Stone wall and rail and brush fence in fair condition. Running water from good spring through iron pipes. Quite a large orchard, including early, medium, late and winter fruit, with some pears and plums. Railroad station, Huntington, 12 miles; post-office, Worthington, 1½ miles; mail received daily at store ½ mile distant. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Abbie W. Stewart, 167 Spring Street, Springfield, Mass.

Farm of 200 acres: mowing, 40; pasture, 160; woodland, 50; suitable for cultivation, 30. Thirty acres of the grass can be cut with a machine. Sugar bush, 60 trees. No house. Barn, 30x50, in fair repair. Mostly fenced with stone wall in good condition. Well. Fifty apple trees. Railroad station, Huntington, 12 miles; post-office, Worthington, 2 miles. Price, $600; cash at sale, $200; interest on balance, 6 per cent. Address, Mrs. Hattie C. Beach, Worthington, Mass.

MIDDLESEX COUNTY.

Ashby.

Farm of 65 acres: mowing, 10 or 11; pasture, 12; woodland, 42; suitable for cultivation, 30. All but half an acre of the grass can be cut with a machine. House, 18x40; L, 20x64; 8 rooms; good repair. Barn, 25x48, in good repair. Stone walls in good condition. Two wells and a good spring. Twenty-one apple, 9

plum, 3 apricot, 2 peach and 6 pear trees. Railroad station, Ashburnham, 4 miles; post-office, Ashby, 2 miles. Price, $1,550; cash at sale, $775; interest on balance, 5 per cent. Address, Chas. V. Bogart, 80 Arlington Street, Fitchburg, Mass.

Billerica.

Farm of 25 acres: woodland, 15, young growth; suitable for cultivation, 10. Two-story house, 7 rooms; one-story L. House in good repair. Barn, 15x15, poor repair. Well. Three apple trees. Railroad station, East Billerica, 10 minutes' walk; post-office, East Billerica, 10 minutes' walk. Six miles to Lowell. Price, $1,400; cash at sale, $300; interest on balance, 6 per cent. Address, G. A. Kimball, Worcester, Mass.

Dunstable.

Farm of 50 acres: mowing, 20; pasture, 15; woodland, 15; suitable for cultivation, 15. Twelve acres of the grass can be cut with a machine. Two-story house, 18x38; one and one-half story L, 18x22; one-story L, 20x49; 12 rooms; good repair. Barn, 38x63, in good repair, with cellar. Mostly fenced with stone wall in good condition. Good well of soft water at house, and water from a never-failing spring at the barn. One hundred apple, 3 pear and 2 cherry trees. Railroad station, East Groton, ¾ mile; post-office, Dunstable, 2 miles. Price, $3,500; cash at sale, $1,750; interest on balance, 5 per cent. Located within one mile of grist-mill, saw-mill and box-shop. Address, Ira B. Hall, Dunstable, Mass.

Hudson.

Farm of 40 acres: mowing, 6; pasture, 28; woodland, 6; suitable for cultivation, 12. Grass can be cut with a machine. House is of no account. Barn, 30x40, in fair repair, with cellar. Stone wall and rail fence in rather poor condition Running brook and good well. Fifty to 60 apple trees. Railroad station, Rock Bottom, 2 miles; post-office, Rock Bottom, 2½ miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent, if $100 per year is paid. Address, Mary Collins, Maynard, Mass.

Holliston.

* Farm of 40 acres: mowing, 7; pasture, 20; woodland, 13; suitable for cultivation, 12. Grass can be cut with a machine. Sugar bush, 100 trees. Cottage house, with L, 9 rooms, in

* Not certified to.

good repair. Barn, 30x30, in need of some repairs. Fenced by stone wall. Two excellent wells and pump in house. Apple, pear, quince and plum trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. On high land and very pleasantly located. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, Mrs. Fannie E. Ripley, Box 85, Holliston, Mass.

Farm of 120 acres: mowing, 10; pasture, 50; woodland, 60; suitable for cultivation, 40. Part of the grass can be cut with a machine. House, 24x32, 9 rooms, fair repair. Barn, 24x30, fair repair. Mostly fenced with stone wall in poor condition. Wells. Fifty apple and a few other fruit trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. Price, $2,500; cash at sale, $800; interest on balance, 6 per cent. Address, R. C. Hill, Milford, Mass.

Littleton.

* Farm of 45 acres: mowing, 20; pasture, 20; woodland, 5; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x35; L, 20x30; 10 rooms, not in good repair. Barn, 40x40, in quite good repair, with cellar. Mostly stone walls in fair condition. Two wells and water in pasture. Fifty or more apple trees. Railroad station, Littleton, 1½ miles; post-office, Littleton, 1½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. David Tenney, Manchester, Mass.

Natick.

Farm of 91 acres: mowing, 12; pasture, 64; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, small L, 8 rooms, poor repair. Barn, 75x40, in good repair, with barn cellar. Stone wall in good condition. Two springs and Charles River. About 25 apple trees. Railroad station, Wellesley, 2 miles; post-office, South Natick, ½ mile. Price, $4,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, V. Boinay, South Natick, Mass.

North Reading.

Farm of 200 acres: mowing, 25; pasture, 100; woodland, 75; suitable for cultivation, 50. Grass can be cut with a machine. House, 20x40, 6 rooms, not in very good repair. Barn, 30x50, fair condition, with cellar. Mostly fenced with stone wall in fair condition. Good water supply. One hundred and fifty apple

* Not certified to.

trees. Railroad station, North Reading, 2 miles; post-office, Middleton, 1½ miles. Price, $3,200; cash at sale, $800; interest on balance, 6 per cent. Address, Calvin Putnam, Danvers, Mass.

Shirley.

Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. Two-story house, 22x25; small L with wood-shed attached; 7 rooms; fair repair. Large barn, in good repair, with cellar. Well at house and another at barn. Forty-five apple trees and some pear and crab-apple trees. Situated on high land, not far from two manufactories. Railroad station, West Groton, 1 mile; post-office, West Groton, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Peter Tarbell, Ayer, Mass.

Stow.

Farm of 120 acres: mowing, 30; pasture, 50; woodland, 40; suitable for cultivation, 50. Grass can be cut with a machine. No house. Barn, 36x40, in poor repair. Mostly fenced with stone wall in fair condition. Good water supply. Two hundred and twenty-five apple trees, 14 pear, 3 quince, 6 cherry and 20 peach trees, besides 6 young grape vines and a quantity of raspberry and blackberry bushes. Railroad station, Whitman's Station, ¼ mile; post-office, Rock Bottom, 1 mile. Price, $4,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Jerome Barton, Rock Bottom, Mass.

Farm of 84 acres: mowing, 30; pasture, 24; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House of 10 rooms; small L, with woodshed and carriage-house attached; good repair. Barn, 60x40, needs a little repairing. Three wells. Stone walls and fences in good condition. Ninety apple, 2 crab-apple, 1 cherry and 4 pear trees. Railroad station, Hudson, 4 miles; post-office, Stow, 2 miles. Price, $3,000; cash at sale, $1,500; interest on balance, 5 per cent. Address, Martin Shaughnesy, Hudson, Mass.

Tewksbury.

Farm of 280 acres: mowing, 25; pasture, 85; woodland, 170; suitable for cultivation, 80. Nearly all the grass can be cut with a machine. House, 40x30; L, 25x14; 10 rooms; very fair repair. Barn, 60x35, in good repair, with cellar. Stone wall,

wire and wooden fence in good condition. Water from 2 wells and the river. Thirty apple trees. Railroad station, Silver Lake, 1¼ miles; post-office, East Billerica, 1½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. There is a cranberry meadow and good fishing on the place. Address, Z. P. Foster, Tewksbury, Mass.

Townsend.

Farm of 50 acres: mowing, 10; pasture and woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x30; L, 24x15; 10 rooms; fair repair. Barn, 40x40, in fair repair. Fences not in very good condition. Good water supply. Twenty-five or 30 apple and 10 plum trees. Railroad station, Townsend, 2½ miles; post-office, Townsend, 2½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Should say there were between 200 and 300 cords of timber on farm and about 300 cords of wood. Address, James H. Dixon, Mason, N. H.

NANTUCKET COUNTY.

Nantucket.

Farm of 42 acres: mowing, 42; suitable for cultivation, 42. Grass can be cut with a machine. Good one and one-half story cottage house; large L; 8 rooms; fair repair. Large barn in fair repair. Poor fences. Wells; also on shore of a pond. Railroad station, Nantucket, 20 minutes' walk; post-office, Nantucket, 20 minutes' walk. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Ocean surf one mile from house. Address, Almon T. Mowry, Nantucket, Mass.

* Farm of 28 acres: mowing, 12; 7 acres of peat swamp and cranberry bog; suitable for cultivation, 6. Grass can be cut with a machine. One and one-half story house; fifteen-foot L; 8 rooms; good repair. Barn, 44x30, in quite good repair. Partly fenced with board and part with rail. Cistern and well. Railroad station, Siasconset, 3 miles; post-office, Siasconset, 3 miles; 6 miles from Nantucket. Price, $1,200; all in cash. Address, Robert Mooney, Nantucket, Mass., Polpis Village.

Farm of 35 acres: mowing, 35; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x30, 7 rooms, fair repair. Barn, 30x30; barn, 28x30, in fair repair, with large root cellar. Board and rail fence. Well at house, cistern at barn, and

* Not certified to.

pond fed by spring on the place. Railroad station, Woods Holl, 20 miles; post-office, Nantucket, 1¾ miles. Price, $1,900, all in cash. Under this price will be included a good lot of farming tools and a pair of matched bay mares. Fine view of town and ocean. Address, Charles G. S. Austin, 299 Hermitage Avenue, Chicago, Ill.

NORFOLK COUNTY.

Canton.

*Farm of 90 acres: mowing, 22; pasture, 28; woodland, 40; suitable for cultivation, 26. Grass can be cut with a machine. Two-story house, about 40x25, 6 rooms, poor repair. Barn, 50x30; barn cellar, poor repair. No fences except one wall. Well. Railroad station, Canton Junction, 1½ miles; post-office, Ponkapog, 1 mile. Price, $5,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Edwin Wentworth, Canton, Mass.

Medfield.

Farm of 79 acres: considerable mowing land; pasture, 25; good deal of woodland; suitable for cultivation, 20. Grass can be cut with a machine. Two and one-half story house, 12 rooms, fair repair. Barn, 30x40, in fair repair, with cellar. Stone walls and a good wooden fence around house. Good water supply. Apple orchard. Included with the farm is a valuable water privilege, a new two-story grist-mill with all new machinery, a shingle mill and circular saw-mill. Railroad station, Medfield, 1 mile; post-office, Medfield, 1 mile. Price, $6,000, all in cash. Address, Eliza R. Richardson, Box 116, Medfield, Mass.

Norfolk.

Farm of 65 acres: mowing, 21; pasture, 20; woodland, 24; suitable for cultivation, 31. Grass can be cut with a machine. Two-story house, 40x60; L, 15x20; 12 rooms; good repair. Barn, 60x40, good repair. Barn cellar and silo. Fenced mostly by river. Water from wells and Mill River. Sixty apple trees, 40 peach and 35 pear trees. Railroad station, City Mills, 1¼ miles; post-office, City Mills, 1¼ miles. Price, $3,500; cash at sale, $500; interest on balance, 6 per cent. Farm will keep 20 cows and 3 horses and cuts 30 tons of hay besides filling silo. Address, L. D. Metcalf, City Mills, Mass.

* Not certified to.

Farm of 50 acres: mowing, 15; pasture, 12; woodland, 23; suitable for cultivation, all. Grass can be cut with a machine. One and one-half story house, 30x35; L, 15x20; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall and rail fence in good condition. Good springs in yard and pasture. Twenty-five apple trees and 36 other fruit trees of different kinds. Railroad station, Highlandville, 1½ miles; post-office, Norfolk, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. There is a shop connecting the L and the barn suitable for blacksmithing or other mechanical work. Address, Dennis F. O'Sullivan, Franklin, Mass.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 41; suitable for cultivation, 7. Grass can be cut with a machine. House, 30x23; L, 25x15; 10 rooms; good repair. Barn, 31x26; lean-to, 26x13; very good repair. Fences in fair condition. Good water supply. Thirty apple and a few other fruit trees. Three hundred cords of merchantable wood on the place. Railroad station, Highland Lake, ⅓ mile; post-office, Norfolk, 1¼ miles. Buildings have all been repaired recently. House newly papered and painted. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, James H. Shaw, Franklin, Mass.

Walpole.

Farm of 80 acres: mowing, 25; pasture, 25; woodland, 16; suitable for cultivation, 15. Grass can be cut with a machine. Cottage house, 6 rooms, in very good repair. Barn, 30x36, fair repair. Stone wall mostly in fair condition. Well at house and barn, and nice spring in pasture. Forty apple and 10 other fruit trees. Railroad station, Norfolk, 2½ miles; post-office, Norfolk, 2½ miles. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Franklin M. Pevey, Wilton, N. H.

Wrentham.

Farm of 112 acres: mowing, 20; pasture, 60; woodland, 16; suitable for cultivation, 30. Most of the grass can be cut with a machine. Large house of 9 large rooms; L, 20x16; good repair. Barn, 60x40, in good repair. Fences are in very good condition. Three springs and never-failing well. Forty apple, 7 cherry and 17 pear trees. Railroad station, Wrentham, 2 miles; post-office, Wrentham, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, L. M. Reynolds, Wrentham, Mass.

Farm of 113 acres: mowing, cuts from 15 to 18 tons of hay; pasture, 60; woodland, 30; suitable for cultivation, 20. Part of the grass can be cut with a machine. House of 14 large rooms; L of 1 room; fair repair. Barn, 20x40, needs repairing. Mostly fenced with stone wall and rail fence. There are 2 wells and a cistern. About 25 apple, 8 peach, 6 pear, 1 plum and 1 quince tree. Railroad station, Wrentham, 1½ miles; post-office, Sheldonville, 1½ miles. Price, $1,650, all in cash. Address, Mrs. E. M. McDermott, Box 355, Franklin, Mass.

Farm of 50 acres: mowing, 15; pasture, 11; woodland, 18; suitable for cultivation, 26. Grass can be cut with a machine. House, 32½x26; west L, 14x13; east L, 26x13; 20 rooms; good repair. Barn, 40x34, in good repair, with cellar. Mostly fenced with stone wall in good condition. Wells at house and barn and one at side of road. Thirty-six apple and 12 pear trees besides 6 grape vines and currants and blackberries. Railroad station, West Wrentham, 1¼ miles; post-office, Sheldonville, 1 mile. One mile from school. Price, $2,500; cash at sale, $1,800; interest on balance, 6 per cent. Address, Eliza E. Grant, Woonsocket, R. I.

Farm of 92 acres: mowing, 12; pasture, not known; woodland, 70; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 24x37; one-story L, 16x21, out of repair. House in fair repair; 8 rooms besides L. Barn, 22x26, barn cellar, fair repair. Corn crib, 10x10. No fences. Good well, cistern with pump in house. Eighteen apple, 3 cherry, 7 peach and 4 pear trees. Railroad station, Wampum, ½ mile; post-office, Sheldonville, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathaniel W. Rogers, Sheldonville, Mass.

Farm of 16⅓ acres: mowing, 5½; wood and sprout land, 9¾; suitable for cultivation, 6½. Grass can be cut with a machine. House, 26x23; 6 rooms; good repair. Barn, 20x20, barn cellar, good repair. Stone wall and wooden fence around the mowing. Well which gets dry in summer. Three apple and 5 other fruit trees. Railroad station, Wrentham, 2½ miles; post-office, Wrentham, 2½ miles. Price, $325; cash at sale, $125; interest on balance, 6 per cent. Address, Henry Augustus George, Plainville, Mass.

Farm of 71 acres: mowing, 10; pasture, 20; woodland, 41; suitable for cultivation, 10. Grass can be cut with a machine. House, 26x36, with woodshed attached; 7 rooms; poor repair. Barn, 22x26, barn cellar, not in very good repair. Stone wall and post and rail fence not in very good condition. Well, not reliable;

good spring 300 feet from house. A few apple, 2 pear and 1 crab-apple trees. Railroad station, Plainville, 2½ miles; post-office, Plainville, 2½ miles. Price, $1,050; cash at sale, $350; interest on balance, 6 per cent. There is a hen-house 80 feet in length, in fair condition. Address, Eli Phelps, Treasurer Foxborough Savings Bank, Foxborough, Mass.

Farm of 22 acres: mowing, 20; suitable for cultivation, 22. Grass can be cut with a machine. House, 31x28; L, 30x15; 12 rooms; good repair. Barn, 62x30; piggery, 14x28; hen-house, 111x20; shed, 15x30. Cemented cellar and 50-ton silo. Stone walls in fair condition. Barn in good repair. Well at kitchen and barn. Twenty old and 11 young apple trees and 12 pear trees; Railroad station, Wrentham, 1 mile; post-office, Wrentham, 1 mile. Price, $5,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, C. S. Doggett, Walpole, Mass.

PLYMOUTH COUNTY.

Carver.

Farm of 30 acres: mowing, 10; pasture, 7; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x26; L, 24x12; 8 rooms; fair repair. Barn, 38x22, barn cellar, poor repair. Stone wall and rail fence in good condition. Two wells and a spring. Thirty apple and 2 pear trees, and currant and raspberry bushes. Railroad station, Plymouth, 6½ miles; post-office, North Carver, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. There is a small piece of swampy land suitable for cranberry culture, and the pasturage could be used for cultivation. Address, Walter B. Cobb, 10 Cushman Street, Plymouth, Mass.

Farm of 30 acres: mowing, 8; pasture, 8; woodland, 14; suitable for cultivation, the pasture might be used. Grass can be cut with a machine. Old-fashioned, low, double house; L, 12x15; 7 rooms; good repair. No barn. Rail fence in fair condition. Good well and spring brook. Twelve apple trees. Railroad station, Plymouth, 6 miles; post-office, East Carver, ½ mile. Price, $900; cash at sale, $400; interest on balance, 6 per cent. There is a swamp of about two acres which can be easily made into a cranberry bog, and there are from 50 to 75 cords of box logs suitable to cut. Address, Winslow Pratt, Middleborough, Mass.

Farm of 60 acres: mowing, 3; pasture, 5; woodland, 50; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 24x30; L, 14x35; 10 rooms; good repair.

Barn, 16x26, in good repair. Stake and rail fence in fair condition. Extra good water supply. Fifty apple and 11 pear trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 1½ miles. Price, $1,800; all in cash. Farm is near churches and on the main thoroughfare of the town. Address, John Murdock, South Carver, Mass.

Farm of 30 acres: mowing, 7; pasture, 8; woodland, 5; suitable for cultivation, 10. Grass can be cut with a machine. Two-story house, 30x30; L, 15x20; 12 rooms; fair repair. Barn, 30x40, in good repair, with cellar. Post and rail fence. Well. Twenty apple and 4 other fruit trees. Railroad station, Plymouth, 6½ miles; post-office, Carver, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Lemuel S. Bumpus, Carver, Mass.

Farm of 50 acres: mowing, 10; pasture, 10; woodland, 30; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x30; L, 20x10; 7 rooms; fair repair. Barn, 20x30, in fair repair, with cellar. Fences not in good condition. Well, and river on the rear line of farm. Twenty apple trees. Railroad stations, Middleborough, 6 miles, Plymouth, 8 miles; post-office, Carver Centre, 1 mile. Price, $1,200; cash at sale, $100; interest on balance, 5 per cent. Address, Henry W. Moulton, No. 103 State St., Boston, Mass.

Farm of 25 acres: mowing, 4; pasture, 10; woodland, 11; suitable for cultivation, 14. Grass can be cut with a machine. House, 25x30, 8 rooms, fair repair. Barn, 25x30, in fair repair. Rail fence in poor condition. Well. Eight apple trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 2 miles. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, William A. Shaw, South Middleborough, Mass.

Duxbury.

Farm of 12 acres: mowing, 6; pasture, 5½; woodland, ½; suitable for cultivation, 11½. Grass can be cut with a machine. House, 33x36; L, 20x20; 12 rooms; fair repair. Barn, 16x45, with L, 12x18; in poor repair, with cellar. Wooden fences, half in good repair, balance in poor condition. Wells at house and barn. Ninety-four apple trees and 6 small pear trees, besides grape vines. Railroad station, Marshfield, 3 miles; post-office, North Duxbury, 1½ miles. Price, $1,200, all in cash. Address, Henry H. Lewis, North Duxbury, Mass.

Farm of 8⅝ acres: mowing, 3; pasture, 4; suitable for cultivation, 8⅝. Grass can be cut with a machine. Large cottage with medium-sized L; 7 rooms; in very good repair. Barn, 20x30, in

good repair. Fences in poor condition. Very good water supply. Eighteen apple and 3 other fruit trees. Railroad station, Island Creek, 2 miles; post-office, Island Creek, 2 miles. Two poultry houses. This place is peculiarly adapted to poultry, being from fifteen to twenty degrees warmer than other places within a few miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, John A. Shaw, Ayer, Mass.

Farm of 10 acres; mowing, 4; pasture, 6; suitable for cultivation, 10. Grass can be cut with a machine. Good-sized "Cape Cod house" with small L; 5 rooms; in good repair. Small barn, not in very good repair, with cellar. Fences in poor condition. Well, brook and spring on place. Fifteen apple, 4 peach and 10 pear trees. Railroad station, South Duxbury, 1½ miles. Post-office, South Duxbury, 1½ miles. Especially adapted to poultry raising. Price, $1,500, all in cash. Address, Chas. A. Harris, Duxbury, Mass.

Halifax.

Farm of 7 acres: mowing, 7; suitable for cultivation, 5. Grass can be cut with a machine. House, 30x40, 15 rooms. Barn, 30x20, in fair repair. Wooden fences. Good water supply. Eight apple trees. Railroad station, 5 miles; post-office, Halifax, 2 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Wintuxet River borders on one side of farm. Address, Celie Willis, Eastondale, Mass.

Farm of 20 acres: mowing, 10; pasture, 7; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. House, 30x35; L, 8x12; 12 rooms; fair repair. Barn, 30x34, in good repair. Post and rail fence in good condition. Good well. Twenty apple and 4 pear trees. Railroad station, Bridgewater, 4½ miles; post-office, Halifax, 2½ miles. The house is old fashioned, two-story front and one-story back. Price, $700; cash at sale, $300; interest on balance, 6 per cent. Will sell house, barn and six acres of good mowing land for $500; $200 down and $300 to remain on mortgage. Address, Sylvanus Bourne, Halifax, Mass.

Farm of 65 acres: mowing, 15; woodland, 30 acres; part young growth; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x36; L, 20x30; two-story; 11 rooms; quite good repair. Barn, 30x40, in poor repair. Post and rail fence in poor condition. Good water supply. Twenty-five apple and some pear trees. Railroad station, Titicut, 3 miles; post-office, Halifax, 2 miles. Price, $1,100, all in cash. Address, Harriett N. Cobb, Middleborough, Mass.

Hanover.

Farm of 75 acres: mowing, 14; pasture, 25; woodland, 7; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 36x24; one-story L, 28x16; 10 rooms; good repair. Barn, 58x34; carriage-house attached, 24x40; also shed, 59x11. There is a barn cellar, and the barn is in fair repair. Stone wall and post and rail fence not in very good condition. Good well. Water flows through farm its entire length. Twenty-five apple trees. Railroad station, Hanover, 2 miles. Post-office, Hanover, 2 miles. Price, $2,750; cash at sale, $1,000; interest on balance, 5 per cent. Address, Sarah T. Curtis, Hanover, Mass.

* Farm of 171 acres: mowing, 10; pasture, 61; woodland, 100; suitable for cultivation, 71. Grass can be cut with a machine. Large house, large L, 13 rooms, good repair. Large barn, not in very good repair. Rail fence in poor condition. Good water supply. Twenty-six apple and 1 other fruit tree. Railroad station, West Hanover, 1 mile; post-office, West Hanover, 1 mile. Price, $4,800, all in cash. Address, Mary Emma Litchfield, West Hanover, Mass.

Lakeville.

Farm of 50 acres: woodland, 15; the remainder about equally divided between pasturage and land suitable for cultivation. Two-story house, 10 rooms. A good barn cellar. Rail fence. Good water supply. Railroad station, Lakeville, 5 miles; post-office, Lakeville, 5 miles. About seven acres are suitable for cranberry bog. This farm is situated near the chain of Lakeville ponds, which is one of the finest chains of ponds in the State. Price, $800, all in cash. Address, E. G. Cudworth, Lakeville, Mass.

Middleborough.

Farm of 30 acres: mowing, 20; pasture, 10; woodland, 6; suitable for cultivation, 20. Grass can be cut with a machine. House, 40x32; L, 20x12; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall. Well at house and another at barn. Twenty apple and 3 pear trees. Railroad station, North Middleborough, 3 miles; post-office, North Middleborough, 1 mile. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, S. K. Eaton, Bridgewater, Mass.

* Not certified to.

Pembroke.

Farm of 16 acres: mowing, 10; woodland, 2; suitable for cultivation, 3. Grass can be cut with a machine. House, 28x40; L, 16x28; carriage-house, 20x32; 9 rooms; good repair. Barn, 35x40, in good repair. Stone walls and wood fence in medium condition. Two wells. Twenty-five apple and 25 other fruit trees. Railroad station, Plympton, 3½ miles; post-office, West Duxbury, ¼ mile. A very nice cranberry bog of about ½ acre. Would make a fine poultry farm. Coach and express to Plympton or Hanover. One-sixteenth mile from school and one-eighth mile to church. Price, $1,600; cash at sale, $500; interest on balance, 6 per cent. Address, Almira J. Crossley, North Abington, Mass.

Wareham.

Farm of 60 acres: mowing, 11; pasture, 10; woodland, 30; suitable for cultivation, 11. About half of the grass can be cut with a machine. One and one-half story house, 24½x37½; L, 12½x16; 10 rooms; good repair. Barn, 24x40, needs repairing. Stone walls, cedar rail, and stake and picket fence in fair condition. Good well and two brooks, one used to run 2 saw-mills. About 12 apple and a few other fruit trees. Railroad station, South Wareham, 1¾ miles; post-office, South Wareham, 1¾ miles. School, ¼ mile. Price, $1,800; cash at sale, $600; interest on balance, 6 per cent. Twelve to 15 acres can be flowed for a cranberry bog. Seventy-five cords of wood and logs could be cut. There is a trout brook on the place which has been leased for trouting this year. Address, Alexander R. Gurney, Middleborough, Mass.

WORCESTER COUNTY.

Ashburnham.

Farm of 129 acres: mowing, 35; pasture, 40; woodland, 54; suitable for cultivation, 35. Nearly all of the grass can be cut with a machine. One and one-half story house, 17x36; one-story L, 12x30; 7 rooms; good repair. Barn, 40x60, with L, 18x30, in good repair, with cellar. Stone wall in good condition. Good water supply. Thirty apple trees and a few plums, grapes and currants. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $1,250; cash at sale, $500, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 50 acres: mowing, 10; pasture, 5; woodland, 35; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 16x25; L, 16x24; 5 rooms; fair repair. No barn. Mostly fenced with stone wall. Good well. Six apple trees. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $550; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 110 acres: mowing, 30; pasture, 45; woodland, 35; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. One-story house, 28x32, 4 rooms, good repair except that it needs shingling. Barn, 36x36, with L, 15x30, not in good repair, with cellar. Stone wall in fair condition. Two good wells. Sixteen apple trees. Railroad station, Ashburnham, 5 miles; post-office, Ashburnham, 5 miles. Price, $600; cash at sale, $200; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 4 acres: mowing, 2½; woodland, 1½; suitable for cultivation, 2½. Grass can be cut with a machine. One and one-half story house, 20x34; L, 13x32; 6 rooms; good repair. No barn. Fenced with stone wall. Good well. Ten apple and 3 other fruit trees. Railroad station, Ashburnham, 3½ miles; post-office, Ashburnham, 3½ miles. Price, $450; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

* Farm of about 70 acres: mowing, 30; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. No buildings. Mostly fenced with stone wall. Good well and spring. A few old apple trees. Railroad station, Ashburnham, 3 miles; post-office, Ashburnham, 3 miles. Six hundred or 800 cords of wood and lumber on place. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, M. B. Lane, Ashburnham, Mass.

Farm of 75 acres: mowing, 25; pasturage and woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x30; L, 16x30; 6 rooms; somewhat out of repair. No barn, but a good barn cellar. Mostly fenced with stone wall, in fair condition. Good well at house and good running water in barn cellar. Forty apple, 5 plum and 3 pear trees and a good grape vine. Railroad station, Ashburnham, 2 miles; post-office, Ashburnham, 2 miles. Price, $1,000; terms to suit purchaser; interest on balance, 5 per cent. Address, F. H. Bauman, Ashburnham, Mass.

* Not certified to.

Barre.

Farm of 270 acres: mowing, 50; pasture, 110; woodland, 110; suitable for cultivation, 50. Grass can be cut with a machine. House, 40x30; L, 80x18; 18 rooms; fair repair. No barn, but cellar where it stood. Principally fenced with stone wall in fair condition. Two wells and three springs. Fifty apple trees and some grape vines. Railroad station, Coldbrook, 2 miles; post-office, Coldbrook Springs, 2 miles. Price, $3,500; cash at sale, $1,000; interest on balance, 5 per cent, with annual payments of $200. Address, Edward Clark, Quinapoxet, Mass.

Farm of 70 acres: mowing, 31; pasture, 34; woodland, 5; suitable for cultivation, 23. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 20x20; 12 rooms; good repair. Barn, 24x30, in good repair. Rail fence and stone wall in fair condition. Pump in house, never-failing running water to barn. Seventy-five apple, 4 pear, 10 peach and 2 English cherry trees and grape vines. Is on main road and has wood and wagon-house built four years ago. Railroad station, Barre, 6 miles; post-office, Barre, 3 miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, Geo. P. King, Barre, Mass.

Boylston.

Farm of 120 acres: mowing, 20; pasture, 40; woodland, 40. Grass can be cut with a machine. A good large house of 10 or more rooms; in good repair. Barn, 40x60, in good repair, with cellar. Stone wall. Wells and springs. Railroad station, Northborough, 2½ miles; post-office, Boylston, 2 miles. Near school. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Noah Wadsworth, Northborough, Mass.

Charlton.

Farm of 118 acres: mowing, 35; pasture, 40; woodland, 43; suitable for cultivation, 25. Grass can be cut with a machine. House, 30x36, 6 rooms besides chambers, fair repair. Barn, 32x36, in fair repair. Shop, 12x18. Mostly fenced with rails in good condition. Good water in the house. One hundred and thirty-five apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 3 miles. Price, $1,180; cash at sale, $600; interest on balance, 6 per cent. Address, Francis Rice, Charlton, Mass.

Farm of 80 acres: mowing, 25; pasture, 35; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house; L, 15x15; 7 rooms; in fair repair. No barn. Stone wall in poor condition. Wells. Fifty apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Amos H. Pratt, 20 Florence Street, Worcester, Mass.

Farm of 30 acres: mowing, 12; pasture, 8; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x28; L, 22x12; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall in good condition. Well. Twenty apple, 5 pear and 3 cherry trees. Railroad station, Oxford, 5 miles; post-office, Charlton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Plenty of small fruits, such as grapes, currants, etc. Plenty of wood and lumber. Address, Sarah E. Fitts, Charlton, Mass.

Farm of 87 acres: mowing, 25; pasture, 37; woodland, 15 acres and 10 acres of sprout land; suitable for cultivation, 35. Grass can be cut with a machine. House, 28x24; L, 15x22; 7 rooms; good repair. Barn, 40x30, in good repair. Shed joining barn, 16x40. Stone wall in good condition. Well at house and running water at barn. Seventy-five apple, 8 pear and 18 peach trees. Railroad station, West Dudley, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Walker, Southbridge, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 36x30; 8 rooms; fair repair. Barn, 24x30, not in very good repair. Partly fenced with stone wall and partly with rail fence. Three good wells. Thirty-five apple, and 3 peach trees. Railroad station, Howarth's, 5 miles; post-office, Charlton, 2 miles. Price, $800, all in cash. Address, Stephen P. Bond, Oxford, Mass.

Farm of 18 acres: mowing, 8; pasture, 10; suitable for cultivation, 8. Grass can be cut with a machine. House, 34x26; L, 12x18; 6 rooms; good repair. Barn, 24x30, in good repair, with cellar. Stone wall in good condition. Two good wells. Thirty-five apple, 1 plum, 4 pear and 3 peach trees, besides currant bushes and 5 grape vines. Railroad station, Howarth's, 3 miles; post-office, Charlton, 3 miles. This is a poultry farm, having one hen-house, 60x12; another, 10x12; and one under the barn, 18x20. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Stephen P. Bond, Oxford, Mass.

Farm of 35 acres: mowing, 20½; pasture, 10, extra good; woodland, 4½, two acres in sprouts; suitable for cultivation, 20½. Grass can be cut with a machine. Two-story house, 22x28; 2-story L, 18x21; 9 rooms; needs shingling, otherwise in fair condition. Barn, 24x36, in good repair, with cellar. Wire fence in good condition. Well at house and spring in pasture, both never failing. Twenty apple and 2 pear trees and 1 grape vine. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Lizzie McIntire, Charlton City, Mass.

Farm of 65 acres: mowing, 25; pasture, 20; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. No buildings. Stone wall. Good water supply. Railroad station, Charlton, 3½ miles; post-office, Charlton City, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, J. J. Upham, 19 Oberlin Street, Worcester, Mass.

Farm of 18 acres: mowing, 18. Grass can be cut with a machine. No buildings. Stone wall. Two wells. Thirty apple trees. Railroad station, Charlton; post-office, Charlton Depot. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, George E. Wheelock, Charlton Depot, Mass.

Farm of 78 acres: mowing, 22; pasture, 20; woodland, 36; suitable for cultivation, 22. Grass can be cut with a machine. House, 30x32, 6 rooms, poor repair. Barn, 30x32, poor repair. Stone wall in good repair. Three good wells. Twenty apple and 10 other fruit trees. Railroad station, Charlton Depot, 6 miles; post-office, 3 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Jeremiah Haggerty, Charlton Depot, Mass.

*Farm of 120 acres: mowing, 22; pasture, 50 or 60; woodland, 37; suitable for cultivation, 10 or 12. Nearly all the grass can be cut with a machine. House, 20x30; L, 36x16; 7 rooms; good repair. Barn, 70x32, in good repair. Mostly fenced with stone wall. Two wells. Fifty apple trees, besides cherries, peaches and grapes. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. Chandler Drury, Spencer, Mass.

*Farm of 62½ acres: mowing, 25; pasture, 20; woodland, 17½; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x18; L, 25x12; 4 rooms, poor repair. Barn, 20x30, with cellar; barn, 15x30, without cellar. Both in poor repair. Stone

* Not certified to.

wall in fair condition. Lasting wells. Forty to 60 apple and 20 to 30 other fruit trees. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot. Will sell on reasonable terms. Address, F. R. Hammond, Charlton, Mass.

* Farm of 20 acres: mowing, 4; pasture, 5; woodland, 11. Grass can be cut with a machine. House, 20x30, 5 rooms, poor repair. Barn, 25x35, poor repair. Fenced with stone wall. Very good well and spring. Fifteen apple and a few cherry and pear trees. Railroad station, Charlton Depot, ¾ mile; post-office, Charlton Depot, ¾ mile. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Address, H. G. Lamb, Charlton, Mass

* Farm of 124 acres: mowing, 30; pasture, 54; woodland, 40; suitable for cultivation, 30. Grass can be cut with a machine. House, 40x20; L, 25x20; 12 rooms; poor repair. Barn, 48x36; granary, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Water at house and barn. Thirty-five apple and 18 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Charlton City, 2½ miles. There is a wagon-house, wood-house and tool-house all under one roof and in good repair. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent. Address, Maurice Mahan, Charlton City, Mass.

Farm of 100 acres: mowing, 20; pasture, 25; woodland, 55; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 20x35; 3 L's; 10 rooms; fair repair. Barn, 30x50, in good repair, with cellar. Mostly fenced with stone wall, in good condition. Well and springs. Twenty apple trees. The buildings are slated and the barn is nearly new. There is also a carriage-house, shed and corn-house combined. Railroad station, Southbridge, 2½ miles; post-office, Southbridge, 2½ miles. Price, $1,650; cash at sale, $1,000; interest on balance, 6 per cent. Address, A. L. Hyde, Southbridge, Mass.

* Farm of 69 acres: mowing, 16; pasture, 39; woodland, 14; suitable for cultivation, 12. Most of the grass can be cut with a machine. Two-story house, 18x27; L, 14x20; 6 rooms; fair repair. Barn, 30x42, in fair repair, with cellar under part of building. Mostly fenced with stone wall, in fair condition. Good water supply. Twenty apple and 1 peach tree. Railroad station, Charlton, 2 miles; post-office, Charlton Depot, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Within 2 miles of Charlton City, a thriving village containing 4 mills, post-office, 2 stores and markets, 2 churches, saw-mill and grist-mill. Address, David P. Fuller, Charlton Depot, Mass.

* Not certified to.

Dana.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. Barn, 50x38, in good repair, with cellar. Chiefly fenced with stone wall. Good water supply through aqueduct. Seventy-five apple trees and plenty of grapes. Railroad station, North Dana, 5½ miles; post-office, Nichewaug, ¼ mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Saw-mill, grist-mill, blacksmith's shop, store and school, ¼ mile distant. Address, S. H. Richardson, Dana, Mass.

Douglas.

Farm of 60 acres: mowing, 30; pasture, 15; woodland, 15; suitable for cultivation, 25. Part of the grass can be cut with a machine. One-story house, 30x38, 9 rooms, poor repair. Barn, 30x40, with shed and wagon-house attached, not in good repair. Stone wall and rail fence not in good condition. Two good wells and two brooks. Several dozen apple trees, and three or four pear and butternut trees. Railroad station, East Douglas, 2½ miles; post-office, East Douglas, 3 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Aaron B. White, 20 High Street, Providence, R. I.

Dudley.

Farm of 156 acres: mowing, 30 to 40; pasture, 30 to 40; woodland, 55 acres, thirty years' growth, the rest sprout land; suitable for cultivation, 30 to 40. Grass can be cut with a machine. Stone house, 30x50; stone house, 26x34; L, 16x18; 15 rooms in one house, 10 in another; houses in poor repair. Half fenced with stone wall out of repair. Excellent water supply. Forty apple trees and a few cherry trees. Railroad station, Oxford, 4 miles; post-office, Dudley, 3 miles. Price, $2,600; cash at sale, $1,000; interest on balance, 5 per cent. Large unfailing water-power. Can be divided into two farms, one of from 15 to 30 acres at $600 to $800. Address, J. T. Clark, Southbridge, Mass.

Fitchburg.

Farm of 150 acres: mowing, 40; pasture, 70; woodland, 40; about 10 acres of pasture can be brought into cultivation. About 36 acres of the grass can be cut with a machine. Two-story house, 8 rooms, first-class repair. Four good barns, 40x40,

50x25, 32x16 and 32x16, all in good repair. Stone wall in good condition. Water supply from aqueduct and fine well. About 80 apple trees. Railroad station, Fitchburg, 4 miles; post-office, Fitchburg, 3½ miles. Farm will keep 35 head of cattle, cuts 75 tons of hay, has silo of 75 tons capacity; wash-house with set boilers and all necessary outbuildings. Price, $5,000; cash at sale, $1,500; interest on balance, 5½ per cent. Address, John W. Finegan, Fitchburg, Mass.

* Farm of 46 acres: mowing, 16; pasture, 10; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. House, 25x30, 5 rooms, fair repair. Woodshed, 12x28. Barn, 30x60, in good repair, with cellar. Stone wall in good condition. Running water and well. One hundred apple, 10 pear and 300 peach trees, and 400 grape vines. Railroad station, Fitchburg, 3½ miles; post-office, Fitchburg, 3½ miles. Price, $1,000; cash at sale, $200; interest on balance, 6 per cent. School-house, ½ mile distant. Address, John Rowley, Fitchburg, Mass.

Hubbardston.

* Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. One and one-half story house; L, 16x20; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Fenced with stone wall in good condition. Well at house and springs in pasture. Seventy-five apple and a few pear trees. Railroad station, Hubbardston, 100 feet; post-office, Hubbardston, 1½ miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Hiram H. Ames, 418 Main Street, Worcester, Mass.

Leicester.

Farm of 40 acres: mowing, 12; pasture, 18; woodland, 10; suitable for cultivation, all except the woodland. Grass can be cut with a machine. Two-story house with L, 8 rooms, needs a good deal of repairing. No barn but a good barn cellar. Good well and 2 springs. Fifty apple, 9 pear trees and 4 grape vines. Railroad station, Spencer, 5 miles; post-office, Leicester, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Electric cars come within 1¾ miles of farm. Address, Adeline A. Partridge, Spencer, Mass., care of Wm. A. Barr.

* Not certified to.

Mendon.

Farm of 101 acres: mowing, 20; pasture, 50; woodland, 31; suitable for cultivation, 20. Grass can be cut with a machine. Two-story house, 32x38; L, 36x14; 13 rooms; fair repair. Barn, 36x48, in good repair, with cellar. Stone wall. Five good wells. About 70 apple and 12 other fruit trees. Railroad station, Hopedale, 2½ miles; post-office, Mendon, 1 mile. Price, $1,400; cash at sale, $800; interest on balance, 6 per cent. Address, Edwin G. Wilcox, Mendon, Mass.

Farm of 125 acres: mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 75. Grass can be cut with a machine. House, 28x38; L, 15x35; 7 rooms; good repair. Barn, 36x46, in good repair, with cellar. Stone wall in fair condition. Never-failing running water at house and barn. One hundred apple and 25 other fruit trees. Railroad station, Uxbridge, 3 miles; post-office, Mendon, 1 mile. Superior granite ledge on farm. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Wilson & Carpenter, Woonsocket, R. I.

New Braintree.

Farm of 28½ acres: mowing, 12; pasture, 16½; woodland, enough for use on farm; suitable for cultivation, 28½ acres. Grass can be cut with a machine. House, 35x30, 8 rooms, poor repair. Barn, 30x35, poor repair. Partly fenced with stone wall and part with brush and rail fence in good condition. Good well. Several apple trees and two other fruit trees. Railroad station, Barre Plains, 2½ miles; post-office, Oakham or New Braintree, 2 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, H. A. Gale, Smithville, Mass.

Northbridge.

Farm of 42 acres: mowing, 16; pasture, 16; woodland, 10; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x24, 4 rooms, poor repair. Cellar dug for house, 24x42. Barn, 30x50, good repair. Stone wall in good condition. Three wells near house. Twelve apple and some quince trees. Railroad station, Whitins, 2 miles; post-office, Whitinsville, 1 mile, Northbridge Centre, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 6 per cent. Seven walnut and 6 butternut trees near house. Address, Lewis Hopkins, Worcester, Mass.

North Brookfield.

Farm of 7 acres: mowing, 3; pasture, 2; suitable for cultivation, 7. Grass can be cut with a machine. Two-story house, 40x20; one and one-half story L, 20x30; 8 rooms; fair repair. Barn, 30x30, in poor repair, with cellar. Stone wall in good condition. Never-failing well. Twelve apple, 10 pear and 2 cherry trees. Railroad station, North Brookfield, 1½ miles; post-office, North Brookfield, 1½ miles. Good trout brook runs through the meadow. Price, $1,000; cash at sale, $600; interest on balance, 5½ per cent. Address, Jos. E. Wood, West Medford, Mass.

Oakham.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 15. Grass can be cut with a machine. House, 30x36, 8 rooms, fair repair. Barn, 36x40, in good repair. Mostly wood fence, but some stone wall. Twenty or more apple trees. Railroad station, North Brookfield, 4 miles; post-office, Oakham, 2½ miles. Price, $600; cash at sale, $300; interest on balance, 5½ per cent. Address, Herbert E. Bush, Oakham, Mass.

Farm of 63 acres: mowing, 15; pasture, 10; suitable for cultivation, 20. Grass can be cut with a machine. No house. Barn, 25x30, in good repair, with cellar. Stone wall in poor condition. Two wells and small pond. Fifty apple and 25 walnut trees and some grapes. Railroad station, Coldbrook, 1 mile; post-office, Coldbrook, 1½ miles. Price, $325; cash at sale, about half; interest on balance, 6 per cent. Address, D. M. Parker, Coldbrook Springs, Mass.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x30; L, 24x12; 12 rooms; good repair. Barn, 36x36, in good repair, with cellar. Stone wall in fair condition. Water in house. Seventy-five apple and 4 pear trees and plenty of grape vines. Railroad station, Coldbrook, 3 miles, Spencer, 5 miles; post-office, Oakham, 3 miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. Address, Abner Smith, Spencer, Mass.

* Farm of 90 acres: mowing, 10 to 20; remainder mostly covered with hard-wood and young pines. Grass can be cut with a machine. One and one-half story house, with L, not in very good repair. Good-sized barn, not in first-rate repair. Stone wall around mowing, in poor condition. One or two wells. Some apple and

* Not certified to.

some other fruit trees. Railroad station, Coldbrook, $1\frac{1}{2}$ miles; post-office, Coldbrook Springs, $1\frac{1}{2}$ miles. Address, Nathaniel Myrick, Spencer, Mass.

Oxford.

Farm of 18 acres: mowing, 7; pasture, 7; woodland, 4; suitable for cultivation, 12. Grass can be cut with a machine. One and one-half story house, 18x40; L, 17x23; 11 rooms; good repair. Barn, 22x26; barn, 16x20, with 12x12 shed adjoining; cellar under first barn; both barns in good repair and painted. Wire fence in good condition. Two wells of never-failing water and water in house. Five apple trees and 5 other fruit trees. Railroad station, Oxford, $1\frac{1}{4}$ miles; post-office, Oxford, $1\frac{1}{4}$ miles. Price, $1,450; cash at sale, $500; interest on balance, 6 per cent. The barn and additions are all clapboarded and painted. Hen-house, 10x12; corn crib that will hold 150 bushels of corn separate from barn buildings. Address, Mrs. H. N. Upham, Oxford, Mass.

Farm of 28 acres: mowing, 7; pasture and woodland, 21; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 36x30, 7 rooms, poor repair. No barn. Stone wall and wire fence in good condition. Well and spring in field. Thirteen apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Farm of 200 acres: mowing, 60; pasture, 40; woodland, 100; suitable for cultivation, 100. Grass can be cut with a machine. No buildings. Partly fenced with stone wall. Good well. Probably 50 fruit trees. Railroad station, North Webster, 1 mile; post-office, Oxford and Webster, 2 miles. Price, $4,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Charles I. Rawson, Oxford, Mass.

Farm of 32 acres: mowing, 10; pasture, 12; woodland, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x40; 6 rooms; poor repair. No barn. Stone wall and wire fence in fair condition. Well and springs. Two apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Paxton.

Farm of $10\frac{3}{10}$ acres: mowing, 6; pasture, $4\frac{3}{10}$; suitable for cultivation, the whole. Grass can be cut with a machine. House, 25x42; L, 12x20; 8 rooms; fair repair. Barn, 40x70, in fair repair. Stone wall. Well with pump at house. Seventy-

five apple and 6 other fruit trees. Railroad station, Rutland, 4 miles; post-office, Paxton, 1½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Charles H. Knapp, 5 Baker Street, Worcester, Mass.

Farm of 57 acres: mowing, 12; woodland, 45. Grass can be cut with a machine. No buildings. Stone wall and post and rail fences in very good condition. Very good water supply. Railroad station, Rutland, 3½ miles; post-office, Paxton, 1¾ miles. Price, $800, all in cash. Four hundred cords of wood and lumber on the place. Address, Clarissa Wood, Paxton, Mass.

Farm of 70 acres: mowing, 25; woodland, 20 acres, eighteen years' growth, and 25 acres, six years' growth; suitable for cultivation, 25. Twelve acres of grass can be cut with a machine. One-story house, 30x12; L, 8x10; 3 rooms; good repair. Two barns, 30x35 and 25x25; poor repair. Fences in fair condition. Twenty apple trees. Railroad station, Electric, 3 miles; post-office, Paxton, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 4 per cent. Condition, that no wood other than alder or white birch shall be cut on the farm until it is paid for. Address, Lot Berry, Spencer, Mass.

Petersham.

Farm of about 30 acres: mowing, 17¾; pasture, 6; woodland, 6; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house; 40-foot L; 9 rooms; good repair. Barn, 38x40, with cellar; was new six years ago. Stone walls and barbed-wire fence in fair condition. Good well water. Forty apple and a few other fruit trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 2 miles. Price, $2,450; cash at sale, the whole, if possible; interest on balance, if left at mortgage, 6 per cent. Address, Lura H. Upton, Orange, Mass.

Farm of 79 acres: mowing, 16; pasture, 40; woodland, 23; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 18x36; L, 16x20; 7 rooms; very good repair. Barn, 30x40; built two years ago. Mostly fenced with stone wall. Three wells. Forty apple and 2 pear trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 3 miles. Price, $1,500; cash at sale, $200; interest on balance, 5 per cent. Address, William Wade, Petersham, Mass.

Farm of 87 acres: mowing, 15; pasture, 20; woodland, 47; suitable for cultivation, 35. Grass can be cut with a machine. Two-story house, about 10 rooms, fair repair. Barn, 25x40, not in very good repair, with cellar. Good fences. Running water

from spring. Fifteen to 20 apple trees. Railroad station, Athol, 6½ miles; post-office, Petersham, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Byron S. Hane, Saugus, Mass.

Farm of 96 acres: mowing, 30; pasture, 36; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house, 36x20; small L; 9 rooms; good repair. Barn, 32x40, in fair repair. Rail fence and stone wall. Good water supply. Large number of apple trees, natural fruit. Railroad station, Barre, 7 miles; post-office, Barre, 3½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. School, ¾ mile distant. Address, Elsie M. Dudley, Barre, Mass.

Farm of 130 acres: mowing, 30; pasture, 60; woodland, 40. Grass can be cut with a machine. One two-story house in fair condition, and a one and one-half story cottage in good condition; 8 rooms in one and 5 in the other. Barn, 40x25, not in very good repair. Stone wall and rail fence with rails mostly gone. Never-failing supply of water from wells and aqueduct. Limited number of apple trees and a very few other fruit trees. Railroad station, Barre, 8 miles; Athol, 11 miles; post-office, Petersham, 2 miles. Swift River runs through the farm, on which, near the house, there is a comparatively new saw and grist-mill, one and one-half story, with basement, 60x30, in good repair. The pond is large and is a beautiful sheet of water. The dam has been partly taken down. The privilege is one of the best in the county. Price, $3,500; cash at sale, $1,500; interest on balance, 5 per cent. Address, F. W. Jenkins, Barre, Mass.

Phillipston.

Farm of 130 acres: mowing, 20; pasture, 60; woodland, 50; suitable for cultivation, 20. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 15x25; 11 rooms; very fair repair. Barn, 40x60, in good repair, with cellar. Sugar bush, 30 to 40 trees. Mostly fenced with stone wall in fair condition. Running water at barn and well at house. Fifty apple trees. Railroad station, Athol or Baldwinville, 4½ miles; post-office, Phillipston, 2 miles. Price, $1,300; cash at sale, $200; interest on balance, 6 per cent. There are three good markets within easy reach of farm. Address, James M. Lee, Athol Centre, Mass.

Farm of 263 acres: mowing, 40; pasture, 75; woodland, 148; suitable for cultivation, 27. About 25 acres of the grass can be cut with a machine. House, 40x20; L, 30x20; 9 rooms; fair

repair. Barn, 80x40; barn, 40x30; cellar under large barn; in very good repair. Stone wall in fair condition. Two wells. One hundred apple and 10 pear trees. Railroad station, Templeton or Phillipston, 2 miles; post-office, Phillipston or Templeton, 3 miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Walter White, Phillipston, Mass.

Farm of 28 acres: mowing, 4; pasture, 22; woodland, 2; suitable for cultivation, 4. Grass cannot be cut with a machine. House, 36x31; L, 28x20; 9 rooms; good repair. Barn, 42x30, in good repair. Good stone walls. Two good wells. Thirty-five apple and some pear trees, also grape vines. Railroad station, South Royalston, 3 miles; post-office, South Royalston, 3 miles. Price, $700, all in cash. There is a shed 72 feet long, including a hen-house and manure shed. Address, Geo. F. Gould, South Royalston, Mass.

Farm of 180 acres: mowing, 35; pasture, 105; woodland, 40; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. House, 28x36; L, 14x14; 10 rooms; comfortable repair. Barn, 30x75, in very good repair. Carriage-house and wood-house. Stone wall, wood and wire fence. Well; running water at house and barn and two brooks on the place. Seventy-five apple trees. Railroad station, Athol or Templeton, 6 miles; post-office, Phillipston, 1½ miles. Free public library in town. Children conveyed to village school free. Creamery in town. Price, exclusive of pine timber, $2,000; cash at sale, $800. Address, Philastus Powers, Phillipston, Mass.

Princeton.

Farm of 85 acres: mowing, 12; pasture, 35; woodland, 38; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x25; L, 28x14; 12 rooms; fair repair. Barn, 36x40, in fair repair, with cellar. Fenced with stone wall and barbed wire in good condition. Three wells of soft water. Fifty apple, 12 peach, 6 pear, 2 cherry and 1 apricot tree. Good grapes. Railroad station, Brooks Station, 2 miles; post-office, Brooks Station, 2 miles. Price, $1,800; cash at sale, $900; interest on balance, 5 per cent. Hen-house, newly shingled, 40x14; hen-house, 20x10; good wagon-house. Address, Levi H. Howe, Holden, Mass.

Farm of 60 acres: mowing, 18; woodland, 40; suitable for cultivation, 18. Grass can be cut with a machine. House, 35x20, 10 rooms, not in very good repair. Barn, 15x20; barn, 18x30; both in fair repair. Stone walls. Well and brook. Thirty apple

and 10 other fruit trees. Railroad station, Princeton or Brooks Station, 2 miles; post-office, Princeton, 2 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address, R. Jas. Talman, Treasurer First National Fire Insurance Company, Worcester, Mass.

Farm of 80 acres: mowing, 20 to 35; pasture, 35; woodland, 7 or 8; suitable for cultivation, 20 to 25. Most of the grass can be cut with a machine. House about 33 feet square; L, 34 feet long; 10 rooms; good repair. Barn about 40 feet square, poor repair. Partly fenced with stone wall in fair condition. Good water supply. Thirty-six apple and 5 pear and cherry trees. Railroad station, Quinapoxet, 3 miles; post-office, Quinapoxet, 2 miles. Price, $1,000, all in cash. Address, Clarence T. Howe, Princeton, Mass.

Farm of 133 acres: mowing, 25; pasture, 35; woodland, 63; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 5 rooms, poor repair. Barn, 40x50, poor repair. Fences in poor condition. Good water supply. About 50 apple trees and a number of pear trees. Railroad station, Brooks Station, 1 mile; post-office, Brooks Station, 1 mile. Price, $1,500, all in cash. Address, S. W. Steele, No. 1 Sunnyside, Worcester, Mass.

Farm of 100 acres: mowing, 40; pasture, 50; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. No house. Barn, 36x48; basement for stock will tie up 50 head; in good repair, with cellar. Stone wall in good condition. Good water supply, running water at barn. Railroad station, Princeton, ½ mile; post-office, Princeton Depot, ½ mile. A brickyard has been worked on the farm and there is a small water-power. Price, $1,300; cash at sale, $650; interest on balance, 6 per cent. If I should put up a house before the farm was sold the cost would be added to the price of the farm. Address, Horace E. Wheeler, Southborough, Mass.

Farm of 196 acres: mowing, 30 to 40; pasture, 140 to 150; woodland, 2 to 3; suitable for cultivation, nearly all the mowing land. Grass can be cut with a machine. House, 38x28; L, 24x22; L and shed, 65x18; 14 rooms; in good repair; with slated roof. Barn, 72x36; barn, 34x22; sheep barn, 30x12; in good repair; with cellar; hog-house, 16x12. Stone wall in good condition. Good well, cistern and aqueduct. Seventy-five apple and 10 pear trees. Railroad station, Princeton, 2 miles; post-office, Princeton, 1¼ miles. There are 100 walnut trees that yield from 10 to 20 bushels of walnuts. Price, $3,900; cash at sale, $1,300;

interest on balance, 5 per cent. Address, Wm B. Goodnow, Princeton Depot, Mass.

Farm of 53 acres: mowing, 25; pasture, 26; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 32x40; L, 22x38; 11 rooms; L needs shingling. Barn, 30x40, in good repair, with cellar. Stone walls in good condition. Three wells. Twenty-five apple and 12 pear trees. Railroad station, Princeton, 1¼ miles; post-office, Princeton, ⅓ mile. Price, $3,800; cash at sale, $1,500; interest on balance, 5 per cent. Address, Wm. H. Eveleth, Cambridge, Mass.

* Farm of 20 acres. Part of the grass can be cut with a machine. House, 30x14, 8 rooms, not in very good repair. Barn, 30x38, in fair repair, but needs shingling; has cellar under part. Water from aqueduct and well. A large number of apple trees, some of them grafted, but most of them natural fruit. Railroad station, Oakdale, 6 miles; post-office, 1 mile; 2 mails per day. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, S. J. Jewett, East Princeton, Mass.

Royalston.

Farm of 50 acres: mowing, 13; pasture, 20; woodland, 18; suitable for cultivation, 8. Grass can be cut with a machine. Two-story house, 35x20; one-story L; 7 rooms; good repair. Horse barn, 24x24; painted cow barn, 28x36, with cellar; both in excellent repair. There is also a silo. Considerable stone wall, some board and some brush fence in fair condition. Never-failing well, water brought to house through iron pipe. About a dozen young apple trees, 2 pear and 2 plum trees, besides plenty of wild grapes and blueberries. Railroad station, Athol, 4 miles; post-office, Royalston, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Three-quarters of a mile from school. Address, B. F. Searle, Athol, Mass.

Farm of 50 acres; mowing, 15; pasture, 22; woodland, 12; suitable for cultivation, 25. About 15 acres of the grass can be cut with a machine. About 200 cords of wood on place. One and one-half story house, 30x36; L, one and one-half story, 15x20; 8 rooms; good repair. Barn, 30x42, good repair; carriage-house, shop and large shed. Mostly fenced by stone wall in good condition. Never-failing spring and 2 wells. About 75 apple and 12 other fruit trees. Railroad station, South Royalston, 5 miles; post-office, Tully, 2½ miles. Small tools, new farm wagon, buggy, etc., can go with the farm. Price, $1,425; cash at sale, $500;

* Not certified to.

interest on balance, 6 per cent. Address, A. E. Brywood, 28 Pleasant Street, Boston.

Farm of 128 acres: mowing, 20; pasture, 54; woodland, 54; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 40x20; one-story L, 40x20; 7 rooms; good repair. Barn, 40x60, in good repair, with cellar. Mostly fenced with stone wall in good condition. Water from never-failing spring by aqueduct to all buildings, also a good well. Fifty to 60 apple trees and 1 peach tree. Railroad station, Athol, 7 miles; post-office, Tully, 3½ miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Plenty of wood and timber. New two-story hennery, 40x14. Rate of taxation, $9 per thousand. Address, L. Everett Bixby, 28 Beach Avenue, Lynn, Mass.

RUTLAND.

Farm of 150 acres: mowing, 50; pasture, 70; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 30 trees. House, 18x40; L, 25x30; 10 rooms; fair repair. Barn, 28x60, needs some repair. Long shed and hen-house attached to barn. Stone wall and rail fence in fair condition. Two wells with pumps. Quite a number of fall and winter apple trees. Some cherry and peach trees and some grapes. Railroad station, Rutland, 2 miles; post-office, Rutland, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. There is a cranberry meadow of about 15 acres from which there has been picked 300 bushels in one year, and also 100 cords of hard wood standing on the place. Address, I. N. Keyes, Worcester, Mass.

Farm of 103 acres: mowing, 30; pasture, 40; woodland, 33; suitable for cultivation, 30. Grass can be cut with a machine. House, 30x40; L, 20x16; 8 rooms; fair repair. Barn, 20x40; barn, 30x32; not in very good repair. Fenced with stone wall in very good condition. Well at house and running water at barn. Sixty apple, 12 pear and a number of peach and cherry trees. There is a trout brook with a dam on it where a pond can be made. Railroad station, Rutland, 1½ miles; post-office, Rutland, 1⅓ miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Cyrus P. Bullard, Box 279, Gardner, Mass.

* Farm of 250 acres: mowing, 30; pasture, 110; woodland, 90; suitable for cultivation, 40 or 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 35x25; L, 30x18; 12 rooms; fair repair. Barn, 44x33, in fair repair, with shed for

* Not certified to.

manure. Never-failing supply of water. Seventy-five to 100 apple trees, and some crab-apple trees. Railroad station, Rutland, 2 miles; post-office, Rutland, 2½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Edward Bigelow, Green Hill, Worcester, Mass.

Sturbridge.

Farm of 40 acres: mowing, 10; pasture, 22; woodland, 8; suitable for cultivation, 10. Not much of the grass can be cut with a machine. House, 40x25, 7 rooms, good repair. Barn, 40x30, not in very good repair. Mostly fenced with stone wall in good condition. Good water supply. Thirty-five apple and 12 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Sturbridge, 2 miles. Price, $600, all in cash. Address, Peter N. Marcy, Globe Village, Mass.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 55; suitable for cultivation, 8. Eight acres of the grass can be cut with a machine. House, 30x28; L, 12x18; 9 rooms; good repair. Barn, 32x34, poor repair. Stone wall and wooden fence. Water supply from well. Fifty apple and 5 other fruit trees. Railroad station, Brookfield, 5 miles; post-office, Sturbridge, 2 miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. There are 250 cords of standing wood on the place and it is near a good market. Address, H. D. Aldrich, Charlton Depot, Mass.

Farm of 100 acres: mowing, 25; pasture, 40; woodland, 35; suitable for cultivation, 18. Grass can be cut with a machine. No house. Barn, 50x26; barn, 30x40; both in fair repair. Stone wall and rail fence. Two wells and permanent stream. Twenty-five apple and 20 other fruit trees. Railroad station, Brookfield, 4 miles; post-office, Fiskdale, 3 miles. Cannot state as to price. This farm belongs to an unsettled estate and was appraised at $600. Address, Carrie M. Ormsby, Brookfield, Mass.

* Farm of 200 acres: mowing, 35; pasture, 75; woodland, 90; suitable for cultivation, 32. Thirty-two acres of the grass can be cut with a machine. House, 30x22; L, 40x20, with basement for wagon house; 11 rooms; fair repair. Barn, 50x38; another small barn; fair repair. Stone wall and wood fence. Very good water supply. Fifty apple trees, 9 pear trees and 3 quince bushes. Railroad station, Charlton, 3½ miles; post-office, Charlton Depot, 3½ miles. There is a saw-mill on the place. Price, $4,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Merrick Nichols, Indian Orchard, Mass.

* Not certified to.

Farm of 25 acres: mowing, 8; woodland, 6; suitable for cultivation, 16. Part of the grass can be cut with a machine. House, 20x26; 6 rooms; poor repair. No barn. Mostly fenced with stone wall, part of it in good condition. Good well at house and a good stream of water through the farm. Forty-five apple trees. Railroad station, Southbridge, 6 miles; post-office, Mashapaug, Conn., 2 miles. Price, $300, all in cash. Address, S. L. Thompson, Globe Village, Mass.

* Farm of 159 acres: mowing, 20; pasture, 40; woodland, 79; suitable for cultivation, 25. Grass can be cut with a machine. One acre of cranberry bog. No buildings. Stone wall and rail fence, half of it in good condition. Permanent water supply. Thirty or 40 apple trees. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. F. Pickering, Charlton City, Mass.

* Farm of 48 acres: mowing, 20; pasture, 20; woodland, 8; suitable for cultivation, 15. Grass can be cut with a machine. House, 36x26; L, 26x20; 9 rooms; good repair Barn, 40x36, good repair. Stone wall and rail fence in good repair. Good water supply. Forty apple, 3 pear, 7 quince and 3 cherry trees. Forty thousand feet of old-growth pine and chestnut lumber can be cut. School within 3 minutes' walk of farm. Railroad station, Charlton, 4 miles; post-office, Charlton, 4 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Oliver F. Davis, Charlton Depot, Mass.

Farm of 50 acres: mowing, 12; pasture, 25; woodland, 13; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 22x26; L, 24x14; 10 rooms; fair repair. No barn. Stone wall and wire fence and some poor brush fence. Never-failing spring 12 rods from house. Ten apple and 6 other fruit trees. Railroad station, Southbridge, 6½ miles; post-office, Mashapaug, Conn., ½ mile. Price, $500; cash at sale, $50; interest on balance, 5 per cent. Fifty dollars to be paid annually. Would sell for $300 without wood lot. Address, Roscius Back, Mashapaug, Conn.

Farm of 190 acres: mowing, 40; pasture, 45; woodland, 100; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 28x32; L, 18x28; 10 rooms; good repair. Barn, 36x50, in good repair, with cellar. Stone wall and rail fence; some of it in rather poor condition. Well and springs. Fifty apple trees. Railroad station, Charlton, 3 miles; post-office,

* Not certified to.

Charlton Depot, 3 miles. There are twelve or fifteen hundred cords of wood and some lumber on the place. Price, $6,000; cash at sale, $3,000; interest on balance, 6 per cent. Address, Henry A. Stone, Charlton Depot, Mass.

Farm of 150 acres: mowing, 25; pasture, 30; woodland, 95; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 25x30; L, 16x20; 6 rooms; needs some repairs. Barn, 36x50; in fair repair, with cellar. Stone wall and rail fence in fair condition. Running water at house and barn and brook in pasture. Forty apple trees. Railroad station, Southbridge, 3¼ miles; post-office, Globe Village, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Apple crop averages about 75 barrels a year. Address, A. L. Hyde, Southbridge, Mass.

SUTTON.

Farm of 100 acres: mowing, 12; pasture, 25; woodland, 50; suitable for cultivation, 20. Grass can be cut with a machine. House, 63x40, 12 rooms, fair repair. Barn, 45x40, in fair repair, with cellar. Stone wall and wooden fence. Very good water supply. Thirty-five apple trees. Railroad station, Whitinsville, 3 miles; post-office, East Douglas, 2 miles. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, John Challar, East Douglas, Mass.

Farm of 40 acres: mowing, 10; pasture, 5; woodland, 25; suitable for cultivation, 15. Most of the grass can be cut with a machine. House, 20x25; L, 12x20; 9 rooms; good repair. Barn, 20x22, in good repair. Stone wall and barbed-wire fence. Well at house and spring below house. Forty apple and some peach trees. Railroad station, East Douglas, 3½ miles; post-office, Manchaug, 2 miles. In one meadow there are 1½ acres of cranberry meadow which can be flowed. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Lewis Hopkins, Worcester, Mass.

Farm of 20 acres: mowing, 12; pasture, 6½; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 40x30; two-story L, 27x12; 8 rooms; fair repair. Barn, 40x34, fair repair. Stone wall in fair condition. Water supply from wells and aqueduct. Fifty to 75 apple trees, besides pear, peach, cherry and quince trees. Railroad station, Millbury, 3 miles; post-office, Sutton, ¼ mile. Price, $2,200; cash at sale, $1,000; interest on balance, 5 per cent. Address, George R. Newton, Grafton, Mass.

Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suit-

able for cultivation, 15. Grass can be cut with a machine. House, 45x35, 10 rooms, good repair. Barn, 43x33, in good repair, with cellar. Stone wall in good condition. Never-failing wells and springs. About 100 apple, 12 pear, 6 peach and 3 cherry trees. Railroad station, Millbury or Whitinsville, 5 miles; post-office, Sutton, 2 miles. Woodshed connected with house, 40x25. Hen-house and tool-house, 20x15. Carriage and grain house, 20x16. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, E. E. Kingsbury, Sutton, Mass.

Farm of 21 acres: mowing, 10; pasture, 10; woodland, 1; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, with L, 7 rooms, in fair repair. Barn, 33x36, with cellar. Stone wall and rail fence. Water at house and barn, and spring in pasture. Sixty-five apple, 1 plum and 4 pear trees. Railroad station, Saundersville, 1 mile; post-office, Saundersville, 1 mile. School and church near by. Price, $1,300; cash at sale, $650; interest on balance, 5 per cent. Address, Rowland G. Stockwell, Saundersville, Mass.

Farm of 34 acres: mowing, 12; pasture, 12; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x40; L, 10x8; 7 rooms; very fair repair. Barn, 35x22, in very fair repair. Fences in very good condition. Two wells, one near the house. Twenty apple, pear and 2 peach trees. Railroad station, Whitinsville, 5 miles; post-office, Sutton, 2 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent semi-annually. Fifty dollars to be paid every year until it is all paid. Address, C. C. Amler, North Oxford, Mass.

* Farm of 40 acres: mowing, 14; pasture, 23; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. Two-story house; 1½ story L; 9 rooms; good repair. Barn, 26x45, in fair repair. Mostly fenced with stone wall. Never-failing water supply. Fifty apple, 8 cherry, 2 quince, 16 peach, 14 pear and 12 plum trees, besides plenty of grapes. Railroad station, Oxford, 4 miles; post-office and church, 1¼ miles. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, Mary E. Cook, West Sutton, Mass.

* Farm of 50 acres: mowing, 25; pasture, 25; wood sufficient for two fires; suitable for cultivation, 25. Grass can be cut with a machine. House, 28x28, 7 rooms, in fair repair. Barn, 36x42, in good repair, with cellar. Stone wall in fair condition. Never-failing well. Sixty apple, 6 pear and 1 cherry tree. Railroad station, Millbury, 5 miles; post-office, Sutton, ½ mile. Price,

* Not certified to.

$2,500; cash at sale, $500; interest on balance, 6 per cent. Address, S. J. Shaw, West Sutton, Mass.

Farm of 100 acres: mowing, 27; pasture, 23; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. House, 26x34; L, 14x18; 9 rooms; good repair. Barn, 40x60, with addition, 18x36; in good repair, with cellar. Fenced with stone walls, in fair condition. Two wells and cisterns at house and barn. Fifty apple and 50 pear trees. Railroad station, Millbury, Wilkinsonville, Whitins or East Douglas, each 5 miles distant; post-office, Sutton, 2¼ miles. There is a summer kitchen, wood-house, carriage-house and ice-house connected with the dwelling-house. Price, $3,500; cash at sale, 2,000; interest on balance; 6 per cent. Address, L. T. Gaskill, Bridgeton, N. J.

UPTON.

Farm of 40 acres: mowing, 15; pasture, 15; sprout land, 10; suitable for cultivation, 40. Grass can be cut with a machine. House, 20x30; L, 12x20; 7 rooms; good repair. Barn, 35x40, very fair repair, with cellar. Stone wall. Good well and spring. Several apple trees and some pears and grapes. Railroad station, Westborough, 3½ miles; post-office, Westborough, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 6 per cent. Address, Eveline M. Rice, Northborough, Mass.

Farm of 150 acres: mowing, 50; pasture, 40; a large tract of wood and sprout land; suitable for cultivation, 100. Grass can all be cut with a machine except a few acres of meadow. Large square house with L, 13 rooms, very fair repair. Barn, 60x60, in quite good repair, with cellar. Stone wall and wood fence in medium condition. Running water at barn and pump at house. Two hundred apple, 60 peach, 6 quince and 15 pear trees. Railroad station, Upton, 2 miles; post-office, Upton, 2 miles. Pastures have never-failing springs. There is a carriage-house with 3 compartments and a hen-house. Price, $2,500; cash at sale, $800; interest on balance, 5 per cent. Address, Susan H. Rockwood, Upton, Mass.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 40; suitable for cultivation, 30 or 40. House, 30x40, 6 rooms, fair repair. No barn, but barn cellar. Mostly fenced with stone wall in good condition. Good water at the house and at the barn site. Sixty to 70 apple trees, and some pear, quince and cherry trees and grape vines. Railroad station, Upton, 2½ miles; post-office, Upton, 2½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, William F. Whitney, Upton, Mass.

Farm of 220 acres: mowing, 100; pasture, 80; woodland, 40; suitable for cultivation, 12 to 15 out of the pasture. Grass can be cut with a machine. House, 36x24; L, 24x16; 10 large rooms; good repair. Barn, 32x36; in good repair. Fenced with stone walls, in good condition. Good water supply. Two hundred apple and 15 other fruit trees. Wood-house, 16x30; carriage-house, 16x20; cider-mill, 15x30. Railroad station, West Upton, 1 mile; post-office, West Upton, 1 mile. Price, $5,600; cash at sale, $2,000; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 112 acres: mowing, 40; pasture, 32; woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 32x32; L, 18½x18½; 10 rooms; in good repair; newly clapboarded and painted. Barn, 60x40, in good repair, with cemented cellar. Good double stone wall. Good water at barn and house. One hundred and fifty apple and 15 other fruit trees. Railroad station, Upton or West Upton, 2½ miles; post-office, Upton or West Upton, 2½ miles. Two-story shed, 32x24; open wagon-shed, 12x24; carriage-house connected with barn, 24x16; corn-crib, 24x12. Price, $3,600; cash at sale, $1,500; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 35; suitable for cultivation, 27. Grass can be cut with a machine. Two-story house, 26x37; L; shop, 12x14; 12 rooms; good repair. Barn, 30x60, in good repair, with cellar. Fences in fair condition. Never-failing wells. Forty apple, and some peach and cherry trees. There is also a cranberry meadow, and grape vines in abundance. Railroad station, Westborough, or Upton, 3 miles; post-office, Westborough or Upton, 3 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. Mary B. Partridge, West Upton, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 40. Grass can be cut with a machine. No buildings, but a barn cellar. Wooden fences in good condition. Good water supply. A good many apple trees and plenty of grapes. Considerable good stone wall. Railroad station, Upton, 3 miles; post-office, Upton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Rowena C. Chapin, Westborough, Mass.

Uxbridge.

Farm of 62 acres: mowing, 25; pasture, 15; woodland, 15; suitable for cultivation, 35. Most of the grass can be cut with a machine. House, 20x30; L, 10x20; 10 rooms; fair repair.

Barn, 25x35, in fair repair, with cellar. Fences in fair condition. Good water supply. Twenty apple and 5 other fruit trees. Railroad station, Ironstone, 1 mile; post-office, Millville or Uxbridge, 4 miles. Price, $850; cash at sale, $350; interest on balance, 5 per cent. Address, Dennis Daley, Uxbridge, Mass.

Farm of 40 acres: mowing, 10½; pasture, 5 to 10; 5 to 6 acres heavy wood and timber, 15 acres scattering wood; suitable for cultivation, 15. Grass cannot be cut with a machine. House, 35x25, 6 rooms, fair repair. Barn, 30x12, in fair repair, with cellar. Stone wall and rail fence not in very good condition. Well and brook near house. Five apple trees. Railroad station, Uxbridge, 1¼ miles; post-office, Uxbridge, 1¼ miles. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Gustavus B. Williams, Milford, Mass.

Farm of 70 acres: mowing, 30; pasture, 30; woodland, 10; suitable for cultivation, 50. Twenty acres of the grass can be cut with a machine. House, 50x30; L, 50x18; 25 rooms; fair repair. Barn, 30x50, in fair repair, with cellar. Shed, 15x25; hen-house, 15x25. Stone wall in good condition. Good well. One hundred apple and 6 pear trees. Railroad station, East Douglas, 1½ miles; post-office, East Douglas, 1 mile. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Jerry A. Dunlavey, North Uxbridge, Mass.

Farm of 80 acres: mowing, 12; pasture, 8; woodland, 60; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x20, 3 rooms, in good repair. No barn. Stone wall in good condition. A well and two never-failing springs. Ten apple trees. Railroad station, Uxbridge, 1½ miles; post-office, Uxbridge, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Frank H. Wood, Mendon, Mass.

ADDENDA.

BERKSHIRE COUNTY.

Sandisfield.

Farm of 150 acres: mowing, 10; pasture, 80; wood and sprout land, 60; suitable for cultivation, 15. Part of the grass can be cut with a machine. Small house, 5 rooms, in poor repair. Two small barns, in poor repair. Fences not in very good condition. Natural spring and small fish pond. Twenty apple trees. Railroad station, Winsted, Conn., 10 miles; post-office, Colebrook River, Conn., 2 miles. Price, $450; cash at sale, $225; interest on balance, 6 per cent. Address, Henry M. Wilcox, New Boston, Mass.

DUKES COUNTY.

Chilmark.

Farm of 253 acres: mowing, 20; pasture, 221; woodland, 12; suitable for cultivation, 59. Fourteen acres of grass can be cut with a machine. House, 24x27; L, 12x18; 12 rooms; fair repair. Barn, 27x40, in fair repair, with cellar. Mostly fenced with stone wall. Brooks and springs. Thirty apple and 5 pear trees. Ten miles from steamboat; post-office, Chilmark, ½ mile. Price, $7,000, all in cash. Good boating and bathing facilities. Some fish and game privileges. Address, Herman V. Mayhew, West Tisbury, Mass.

HAMPDEN COUNTY.

Granville.

Farm of 70 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 20 to 30. Grass can be cut with a machine. One and one-half story house, with L, 8 rooms, good repair. Barn, 30x48, with cellar; barn, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Three wells and springs in pasture. Good-sized apple orchard and a number of pear, peach and plum trees. Railroad station, Westfield, 8 miles; post-office, Granville, 1 mile. Near schools and churches. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Henry W. Tryon, 528 East Main Street, Meriden, Conn.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 87½ acres: mowing, 8; pasture, 64; woodland, 15; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x30; L, 14x16; 10 rooms; good repair. Barn, 36x40, in good repair. Stone wall and rail fence in good condition. Wells and springs. Twenty-five apple and 20 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5½ per cent. Address, F. L. Stebbins, Belchertown, Mass.

WORCESTER COUNTY.

New Braintree.

Farm of 125 acres: mowing, 60; pasture, 50; woodland, 10; suitable for cultivation, 5. Grass can be cut with a machine. House, 50x50; L, 16x20; 10 rooms; poor repair. No barn. Stone wall, rail and barbed-wire fences. Two springs and a brook. Sixty apple and 3 pear trees. Railroad station, North Brookfield, 4 miles; post-office, New Braintree, 1 mile. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Edgar E. Fay, Worcester, Mass.

Commonwealth of Massachusetts.

DESCRIPTIVE CATALOGUE

OF

FARMS IN MASSACHUSETTS

ABANDONED OR PARTIALLY ABANDONED.

(Issued under the provisions of Chapter 280 of the Acts of 1891.)

BY

WILLIAM R. SESSIONS,
Secretary of the State Board of Agriculture.

SECOND EDITION.

January, 1892.

BOSTON:
WRIGHT & POTTER PRINTING CO., STATE PRINTERS,
18 Post Office Square.
1892.

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Office State Board of Agriculture,
Boston, Mass., Nov. 20, 1891.

One result of the efforts of the States of Vermont and New Hampshire to call attention to their abandoned farms was that the friends of agriculture and the newspapers of this State asked for an effort in the same direction by the Legislature of Massachusetts.

For two years or more this office has been anxious to do something to call attention to such farms in Massachusetts. In the Crop Bulletin for October, 1889, issued from this office, some attention was given the matter, and the question was asked of correspondents: "In your opinion, is the number of deserted farms in your vicinity greater than it was ten years ago?" Seventy-seven replies were received. Of these, 43 stated the number to be no greater; 25, greater; 5, less; and 4, about the same.

In the report of the Secretary of the Board of Agriculture to the Legislature, January, 1890, it was suggested that if the Legislature would appropriate a small sum for the expense, and give some officer authority to collect information, good results might be realized. This suggestion was repeated in January, 1891. At the annual meeting of the Board of Agriculture, February 5, it was "*Voted*, That the State Board of Agriculture petition the Legislature, now in session, for such legislation as will provide for ascertaining the number, location, value and other facts pertaining to the abandoned farms and farm lands in the State; also the most effective method of securing their reoccupancy." The Legislature of 1891 enacted the following law: —

[Chap. 280.]

An Act to authorize the state board of agriculture to collect and circulate information relating to abandoned farms.

Be it enacted, etc., as follows:

Section 1. The State Board of Agriculture is hereby authorized to collect all necessary information in regard to the opportunities for developing the agricultural resources of the Commonwealth through the repopulating of abandoned or partially abandoned farms, and cause the facts obtained, and a statement of the advantages offered, to be circulated where and in such manner as the said board may consider for the best interests of the Commonwealth.

Sect. 2. In order to properly carry out the provisions of section one of this act, a sum not exceeding two thousand dollars may be expended, and the bills for such expenditures properly approved by the persons authorized by said State Board to investigate the matter, shall be sent to the Auditor of the Commonwealth, who shall certify them in the same manner as other claims against the Commonwealth.

Sect. 3. This act shall take effect upon its passage.

Approved May 4, 1891.

At a meeting of the executive committee, May 21, 1891, it was "*Voted*, That the secretary be instructed to prepare a circular for transmission to the assessors of the several cities and towns of the Commonwealth, asking said assessors to return to the State Board of Agriculture, upon a blank prepared for the purpose, the names of the owners of abandoned or partially abandoned farms situated in different parts of the State." Accordingly the following circular was prepared and sent to each of the cities and towns in the Commonwealth: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, June 16, 1891.

To the Assessors of Massachusetts.

Gentlemen: — The following law has been enacted by the Legislature: —

(See page 4, chapter 280, sections 1, 2, 3.)

The object is to make known opportunities for the purchase, at a low price, of farms in Massachusetts. You will of course notice

that the law does not require you to assist in the work, but it is believed that you will be interested in a scheme which has for its end the prosperity of your towns, and will be willing to help the Board of Agriculture in gathering information that can be spread before the public to the advantage of the owners of abandoned or partially abandoned farms, and of would-be purchasers.

The towns which contain such farms will be benefited by having them owned and improved by persons residing upon them. The plan of action is not yet fully matured; but, without question, the first thing to be done is to get a list and description of such farms.

As the assessors are better acquainted with such lands and their owners than are any other citizens, we apply to you for information. The law makes it our duty to obtain information and circulate the same in regard to abandoned or partially abandoned farms in the Commonwealth.

We must leave it largely to your judgment to interpret the phrase "partially abandoned farms," but would suggest that a farm which is not occupied for purposes of cultivation or a summer home, and is for sale at a low price, might be called an abandoned or partially abandoned farm.

It will of course be of little use to call attention to farms that have been so long abandoned that the buildings have disappeared and the land mostly grown up to brush and wood; but sizable tracts of land suitable for purposes of cultivation or for grazing, though without buildings, should be considered. It will also be of little use to call attention to farms that are not on the market for what would be called a low price in proportion to their productive capacity.

Will you kindly write in the enclosed blank the names and post-office addresses of the owners of such farms, in your town, as may seem to you to come within the meaning of the law? We shall issue a circular of inquiry for particular description, location, price, etc., to the owners whose names you may furnish us. We will keep you informed of the progress of the work, and shall very likely need your further aid. Any suggestions will be gladly received and considered.

In order that the necessary information from the owners may be seasonably obtained, it will be necessary that this blank be returned before July 1, 1891. If you have no farms that seem to you to come within the meaning of the law, please return the blank with such remarks thereon as will describe the situation in your town.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

Wm. R. Sessions, *Secretary*.

The following table gives the number of abandoned or partially abandoned farms by counties, as reported by the assessors of the several cities and towns in response to the circular letter; number of cities and towns in each county, and the number reporting abandoned or partially abandoned farms: —

Counties.	Number of Cities and Towns in County.	Number Not Reporting.	Number Reporting Abandoned or Partially Abandoned Farms.	Number of Abandoned or Partially Abandoned Farms Reported.
Berkshire,	32	1	17	140
Franklin,	26	–	17	103
Hampshire,	23	2	11	86
Hampden,	22	–	10	83
Worcester,	59	1	30	249
Middlesex,	54	–	17	51
Essex,	35	–	3	11
Suffolk,	4	–	–	–
Norfolk,	27	1	8	39
Bristol,	20	1	6	49
Plymouth,	27	1	10	33
Barnstable,	15	–	3	29
Dukes,	6	–	2	8
Nantucket,	1	–	1	6
Aggregates,	351	7	135	887

As a rule, the assessors were quite prompt in sending in their returns. In some cases, however, it was found necessary to send a second request, and in a few, a third. Up to this date returns have not been received from the following towns: Clarksburg, in Berkshire County; Cummington and Goshen, in Hampshire County; Hubbardston, in Worcester County; Needham, in Norfolk County; Dartmouth, in Bristol County; and Scituate, in Plymouth County. No doubt there has been considerable variation in the standard adopted in different towns. In some towns farms have been reported that should not have been, while in others some have been omitted that properly belong in the list.

The work was continued by the sending of the following circular letter to the owners or agents of the abandoned or partially abandoned farms reported by the assessors: —

COMMONWEALTH OF MASSACHUSETTS.

STATE BOARD OF AGRICULTURE, SECRETARY'S OFFICE,
COMMONWEALTH BUILDING, BOSTON, Aug. 25, 1891.

To the Owners of Abandoned or Partially Abandoned Farms in Massachusetts.

GENTLEMEN: — The Legislature at its last session enacted the following law: —

(See page 4, chapter 280, sections 1, 2, 3.)

In discharge of the duty devolving upon the Board of Agriculture under the provisions of this statute, a circular has been addressed to the assessors of the several cities and towns of the State, asking them to report to this board the names of the owners of abandoned or partially abandoned farms. Your name has been reported by the assessors of ——— as the owner of such property. If you desire to dispose of the property, please answer the following questions in regard to the same, subscribe to the affidavit below before a justice of the peace, and forward it in the enclosed envelope. This description and affidavit will be retained in this office for reference. A catalogue of such farms, with description and price, will be printed and widely distributed. There will be no expense to the owners of the property. Please be prompt in replying, as nothing further can be done by us until all information has been received.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,
WM. R. SESSIONS, *Secretary.*

REPORT OF ABANDONED OR PARTIALLY ABANDONED FARM.

Located in the town of.
Total acreage.
Acres of mowing land.
Acres in pasturage.
Acres in woodland.
Acres suitable for cultivation.
Can grass be cut with a machine?
Is there a sugar bush? Number of trees.
Size of house, if any.
Size of L.
Number of rooms.
Is house in good repair?
Size of barn, if any.
Is there a barn cellar?
Is the barn in good repair?
What kind of fences and in what condition?
What is the water supply?
Number of apple trees.
Number of other fruit trees.
Name of nearest railroad station and distance from farm.
Name of nearest post-office and distance from farm.
Price at which farm will be sold.
Amount required in cash.
The balance can remain on mortgage at what rate of interest?
State any facts of interest.

I hereby certify that the above statements in regard to the farm owned by me in the town of_____are true to my best knowledge and belief, and that any time within one year of the date hereof I will sell said farm for the price and on the terms named, unless previously disposed of.

_____*Owner or Agent.*

Date_____ P. O. Address_____

Before me,

_____

Justice of the Peace.

The descriptions not coming in as rapidly as was desired, the following circular was issued: —

COMMONWEALTH OF MASSACHUSETTS.

STATE BOARD OF AGRICULTURE, SECRETARY'S OFFICE,
COMMONWEALTH BUILDING, BOSTON, Oct. 14, 1891.

DEAR SIR: — Under date of August 25 last we mailed you a copy of the enclosed circular, hoping to receive a description of an abandoned or partially abandoned farm which the assessors of —— reported you to be the owner of. We have received no description of said farm from you, and we earnestly urge you to send us such description at once, if you wish to have the farm noticed in the catalogue. If you do not wish to dispose of it in this way, kindly notify us. We are anxious to issue the catalogue of description at an early date, but we do not feel warranted in so doing until all descriptions asked for have been heard from.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

It was again found necessary to request the delinquents to either forward descriptions of their property or notify us that they did not wish to have it advertised in the catalogue. Accordingly another notice was mailed November 1, with the written request to reply at once. The following table shows the results of these efforts to obtain descriptions of the 887 farms reported by the assessors, including also 19 reported from other sources, or a total of 906 farms: —

Counties.	Number of Abandoned or Partially Abandoned Farms Reported.	Number of Owners or Agents Making Reply.	Number of Descriptions of such Property Received.	Number Reporting as not Wishing to Sell or Advertise in Catalogue.	Number Reporting Farm Sold.	Number Reporting Assessors to have been Misinformed.	Returned by Post-office Department as Unclaimed.
Berkshire, . .	146	89	65	18	5	1	22
Franklin, . .	103	64	40	14	3	7	6
Hampshire, . .	87	49	27	17	3	2	7
Hampden, . .	84	53	31	16	3	3	2
Worcester, . .	256	172	101	43	15	13	16
Middlesex, . .	52	23	14	7	2	–	4
Essex, . . .	11	3	1	2	–	–	2
Suffolk, . .	–	–	–	–	–	–	–
Norfolk, . .	40	25	13	7	3	2	10
Bristol, . .	50	24	9	13	1	1	5
Plymouth, . .	33	25	18	2	4	1	2
Barnstable, . .	29	7	2	2	2	1	1
Dukes, . . .	9	7	4	3	–	–	–
Nantucket, . .	6	6	3	3	–	–	–
Aggregates, .	906	547	328	147	41	31	77

From the experience of this office in the effort to obtain descriptions of the so-called abandoned or partially abandoned farms in the Commonwealth for publication in the catalogue, it would appear either that the condition of the farming property is much better than has frequently been represented, or that the owners do not take interest enough in this effort to render their individual assistance. It would also appear, from the number of such farms reported sold and from the number reporting that they do not desire to sell, that such property is either increasing in value or an increase is expected in the near future. This view is corroborated by the replies received from 113 crop correspondents, Oct. 1, 1891, to the question, "Are inquiries for and values of farm property increasing or decreasing in your neighborhood?" Of these 113 replies, 58 stated that inquiries for and values of farm property were increasing; 42, that there had been no appreciable change; and 13, that they were decreasing. Also by replies from crop correspondents, Nov. 1, 1891, to the question, "Do you think farmers anticipate an increase of prosperity in their business in the near future?" Of the 99 definite replies to this question, 79 were yes and 20 no.

The Massachusetts Bureau of Statistics of Labor has collected a number of interesting statistics concerning abandoned farms in this State, which may be found in the twenty-first annual report of the said bureau (1890, pp. 177–258), from which the following extracts are made: —

The returns as to abandoned farms were made directly to the bureau by the assessors of the several towns at the close of the year 1889 and early in the year 1890.

The following definition of the term "abandoned farm" was placed upon the blank sent out to the assessors: —

"By 'Abandoned Farms' in this inquiry are meant those formerly cultivated but now deserted, upon which cultivation is now abandoned, and the buildings, if any, unoccupied and permitted to fall into decay. In some cases the grass is still cut on these farms, but nothing is done in the way of enrichment of the soil, and the land is practically unproductive and left to run wild." *

The returns were made in accordance with this explanation, which describes what is generally understood by the term abandoned farm; and the following statistical tables, so far as they refer to such farms, are limited by the definition given: —

The State and Counties.	Number.		
	Farms with Buildings.	Farms without Buildings.	Total.
The State,	772	689	1,461
Berkshire,	120	92	212
Franklin,	113	116	229
Hampshire,	92	124	216
Hampden,	101	112	213
Worcester,	187	157	344
Middlesex,	52	24	76
Essex,	2	–	2
Suffolk,	–	–	–
Norfolk,	25	11	36
Bristol,	33	19	52
Plymouth,	24	31	55
Barnstable,	13	2	15
Dukes,	10	1	11
Nantucket,	–	–	–

* A comparison of this definition with our circular letter to the assessors will explain, in part at least, the discrepancy in the number of such farms reported.

The following table shows the comparative acreage and value of all farms and abandoned farms, with percentages: —

The State and Counties.	Acreage of all Farms in 1885.	Acreage of Abandoned Farms in 1890.	Percentages of Acreage of Abandoned Farms of Acreage of all Farms.	Value of all Farm Land in 1885.	Assessed Value of Abandoned Farms in 1890.	Percentages of Assessed Value of Abandoned Farms of Value of all Farm Land.
The State, .	3,661,833⅜	126,509¼	3.45	$93,803,077	$1,076,328	1.15
Berkshire, .	547,689¾	27,397	5.00	10,221,355	130,745	1.28
Franklin, .	383,756⅛	18,776	4.89	6,428,883	117,434	1.83
Hampshire, .	316,442	21,672	6.85	5,800,379	132,072	2.28
Hampden, .	300,736½	16,836	5.60	6,183,261	116,343	1.88
Worcester, .	798,890⅛	29,117½	3.64	17,222,883	314,731	1.83
Middlesex, .	406,533	4,870¼	1.20	17,989,032	117,795	0.65
Essex, . .	193,999½	114	0.06	8,814,938	2,910	0.03
Suffolk, .	1,783¾	–	–	628,950	–	–
Norfolk, .	160,756¾	1,987	1.24	7,464,743	44,195	0.59
Bristol, . .	200,653⅜	2,221½	1.11	5,598,848	40,865	0.73
Plymouth, .	216,118½	2,407	1.11	5,180,840	41,268	0.80
Barnstable, .	84,344	466	0.55	1,657,313	11,050	0.67
Dukes, . .	41,805	645	1.54	487,424	6,920	1.42
Nantucket, .	8,325	–	–	124,228	–	–

If we classify the towns reporting abandoned farms, according to the preponderance in value of their product, whether of manufactures or of agriculture, classing those as manufacturing towns in which the annual product exceeds in value the value of agricultural products, we arrive at the results as to population, shown in the following table: —

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Barnstable.					
Manufacturing towns, .	1	3,393	2,972	1,819	—53.61
Agricultural towns, . .	2	1,911	1,943	2,044	+6.96
Berkshire.					
Manufacturing towns, .	3	5,175	5,627	11,177	+115.98
Agricultural towns, . .	15	13,509	13,305	8,726	—35.41

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Bristol.					
Manufacturing towns, .	4	9,339	10,075	16,919	+81.17
Agricultural towns, . .	3	6,396	5,978	5,841	—8.68
Dukes.					
Manufacturing towns, .	1	1,827	1,698	1,506	—17.57
Agricultural towns, . .	2	2,574	2,394	1,509	—41.38
Essex.					
Manufacturing towns, .	2	2,247	2,541	3,115	+38.63
Agricultural towns, . .	–	–	–	–	–
Franklin.					
Manufacturing towns, .	2	2,491	2,512	5,073	+103.65
Agricultural towns, . .	12	13,428	12,024	10,299	—23.30
Hampden.					
Manufacturing towns, .	6	12,194	13,597	18,143	+48.79
Agricultural towns, . .	5	4,739	4,437	3,475	—26.67
Hampshire.					
Manufacturing towns, .	5	7,387	7,241	10,908	+47.66
Agricultural towns, . .	9	9,318	8,466	6,507	—30.17
Middlesex.					
Manufacturing towns, .	10	19,268	22,774	36,081	+87.26
Agricultural towns, . .	7	8,041	7,518	8,007	—0.42
Norfolk.					
Manufacturing towns, .	7	14,303	15,500	19,737	+37.99
Agricultural towns, . .	1	671	671	786	+17.14
Plymouth.					
Manufacturing towns, .	6	14,393	15,346	16,475	+14.47
Agricultural towns, . .	3	3,374	3,283	2,645	—21.61
Worcester.					
Manufacturing towns, .	25	54,849	55,916	83,268	+51.81
Agricultural towns, . .	13	17,629	16,871	15,205	—13.75

The above table clearly brings out the reasons for growth in certain of the towns containing abandoned farms while others have declined.

In the following summary the bureau recapitulates the salient points brought out by the investigation.

Abandoned farm land in Massachusetts is principally confined to the western counties. Such land aggregates 3.45 per cent of the total farm acreage of the State, outside the limits of cities, and about 0.87 per cent of the value of such farm land. In Nantucket and Suffolk counties no abandoned farm land is returned. The percentage of acreage of abandoned farm land of total farm acreage, for the counties returning abandoned farm land, is highest in Hampshire County, reaching therein 6.85 per cent. It is lowest in Essex County, being therein only 0.06 per cent.

The average size of abandoned farms with buildings is 86 acres, and for those without buildings 87 acres. The average value of abandoned farms with buildings is $894, and for those without buildings $561. The average value of buildings on abandoned farms is $337 per farm, ranging much less than the average value of buildings upon farms under cultivation. Much of the abandoned land may be bought for less than $10 per acre.

While some of the towns containing abandoned farms show a recent decline in the value of agricultural products and property, this is not universally true, and the decline in certain localities is overbalanced by increase in others in the same county; so that, notwithstanding the existence of abandoned farms, each county, except Nantucket, shows an increase since 1875, in the value of agricultural products, and every county shows an increase in the value of agricultural property. In some counties, also, an increase in the acreage of land under cultivation appears.

Except in Barnstable and Dukes counties, the towns reporting abandoned farms show an aggregate increase in population since 1865; and, except in Barnstable, Dukes and Franklin counties, an increase since 1855. The increase is not usually so great, however, as appears in the other towns in the counties respectively. In the towns containing abandoned farms, and having no important manufacturing industries, a decline in population generally appears. The exception is in Middlesex and Norfolk counties, in which, however, the proportion of abandoned farm land is small.

Under the head of "Causes for Abandonment of Farms," the report says: —

There is a strange fascination in city life which has always existed, and which leads many who are under its spell to prefer poverty and privation in the city to independence and comfort in the country. This fascination is intensified by the undoubted benefits which the modern city offers to those within or near it.

And yet it must be admitted that the promise which leads to the abandonment of country life is frequently unfulfilled. The movement from the country toward the city may affect, indeed has affected, the labor market in two ways; it may lead to a dearth of agricultural labor in the depleted districts, thus adding to the burdens which in too many cases the farmer already bears, and it may intensify the competition to which the city laborer is subjected, both as to employment and as to wages. This competition reacts upon those who come to the city for the purpose of improving their fortunes only to find the opportunities open to them constantly growing less. On the other hand, the life of the farmer, notwithstanding its burdens, was never so easy in many respects as at present. The farms of New England have in the past nurtured strong and brave men, but it was not because of any specially favorable economic conditions. It was the New England character, the New England home life, the New England respect for the church and school, which, frequently in the face of adverse circumstances, developed the New England citizen. It could be easily shown that the hardships and poverty among farmers in the early part of the century were much greater than they are to-day. The improvements due to modern invention have lightened farm labor, while the railroad, the telegraph and the press have brought the most retired farms into communication with the activities of the age. The farmer may not be able to amass wealth, nor can the majority of those in cities hope to do so. He is generally sure of a comfortable living as the reward of his toil, and the contingencies that affect his employment are usually no greater than those affecting employment in cities. If opportunities for large profits are not opened to him, he is relieved from the risk incidental to such opportunities. That some of the burdens under which he suffers might be and ought to be removed is undeniable; but there are those in the city, working for low wages, liable to periodical unemployment, to whom life upon the abandoned farms would offer an agreeable change; only they must first be convinced that such a change is desirable.

A brief summary of the physical characteristics of the Commonwealth, viewed from an agricultural stand-point, statistics of her schools, agriculture, and the aid she affords to her agriculturists, will certainly not be out of place in the catalogue. Want of space prevents going into detail; consequently only a few of the most important facts are given.

The surface of Massachusetts is greatly diversified, being, in the eastern and south-eastern parts, undulating or level; in the central section, hilly and broken; and in the western, rugged and mountainous. The Green Mountain range, divided into two parallel ridges, called, in general, the Taconic and Hoosac mountains, runs from north to south across the western part of the State. Among the most noted mountain peaks in the State are Mounts Greylock, Holyoke, Tom, Sugar Loaf, Toby and Wachusett. The mountains and hills of Massachusetts are mostly clothed with forest growth. From their sides many streams flow forth to irrigate the land and furnish power for manufactories. Many of these brooks are the abode of that best of game fish, the trout. The State has an abundant supply of water power and few towns are destitute of mill privileges. The principal rivers are the Hoosac, Housatonic, Connecticut, Deerfield, Blackstone, Merrimac, Charles and Taunton. There are a large number of lakes and ponds. The total area of the ponds in the State containing over ten acres each (Walling) is 92,938 acres.

The soil varies from the lightest and least productive to the strongest and most fertile. The climate is changeable, but in general conducive to health. There are many localities which command the admiration of lovers of the grand and beautiful in nature.

In the five western counties the scenery is much the same as in New Hampshire and Vermont, which is so noted the world over. The scenery in many localities in these counties cannot be surpassed. The location and surroundings of many of the farms catalogued make them ideal places for summer residences.

The following statements and figures concerning the public schools of the State are taken from the forthcoming annual report of the Board of Education (1890–91). The public schools of Massachusetts are State institutions. The statutes of the Commonwealth require every town to maintain a sufficient number of schools for all the children who may legally attend them. The school committees of the several cities and towns determine what is a sufficient number of schools; are required to select public school teachers and fix their

salaries; must keep the school-houses in good repair, and provide all things necessary for the comfort and convenience of the scholars at the expense of the town.

Chapter 103 of the Acts of 1884 requires the towns and cities of the Commonwealth to provide at their expense the text-books and supplies used in all grades of the public schools. The Legislature of 1870 passed an act granting authority to the towns to unite in districts for the employment of school superintendents. The law of 1888 made provision for aiding, in the employment of such agents, all towns whose valuation does not exceed two and one-half millions of dollars. Under these two acts, thirty-eight school superintendent districts have been formed, including one hundred and sixteen towns and thirteen hundred and eighty-three public schools. By chapter 272 of the Acts of 1891 a sum not exceeding thirty-five thousand dollars is annually appropriated to aid small towns to provide themselves with school superintendents. The number of public schools May 1, 1891, was 7,239; the number of pupils of all ages in the public schools during the year ending May 1, 1891, was, 376,986; number of persons employed as teachers in the public schools during the year, 10,646; number of high schools, 244; number of pupils in high schools, 26,294; evening schools, 266, in 55 cities and towns; amount raised by taxation for support of public schools, including only wages and board of teachers, fuel for the schools and care of fires and school-rooms, $5,707,514.37. The Massachusetts school fund now amounts to $3,425,504 53. Chapter 177 of the Acts of 1891 provides for the distribution of one-half of the annual income of the school fund in the following manner: every town complying with all laws in force relating to the distribution of the income of the school fund, and whose valuation of real and personal estate does not exceed one-half million dollars, shall annually receive two hundred and seventy-five dollars; every such town whose valuation is more than one-half million dollars and does not exceed one million dollars, shall receive two hundred dollars, etc. The remainder of said half shall be distributed to all towns whose valuation does not exceed three million dollars, and whose annual tax rate for the support of public schools is

not less than one-sixth of their whole tax rate for the year. Chapter 347 of the Acts of 1890 provides for the appointment of a board of library commissioners. Among other things the board is authorized to expend, upon application of the board of library trustees of any town having no free public library owned and controlled by the town, a sum not exceeding one hundred dollars for books for any such town entitled to the benefits of the act. There are 211 towns and cities having free public libraries under municipal control, and 284 of the 351 towns and cities contain libraries in which the people have rights or free privileges. There are about 2,500,000 volumes in these libraries, available for the use of 2,104,224 of the 2,238,943 inhabitants which the State contains according to the census of 1890. The commissioners believe that within five years every town in the Commonwealth will have a free public library. It is not necessary to print the long list of colleges, seminaries, and other higher institutions of learning which have made the old Commonwealth proud. They speak for themselves.

The census of 1885 clearly proved to our people that agriculture was not on a decline in this State. It is true that the facts showed that the great staple products — those which come to mind when we think of old-fashioned farming — were gradually being replaced by a different class of crops. This change is illustrated by the beef industry, which was once so flourishing. There are many now living who recall the great numbers of cattle fattened in the Connecticut valley and on the Berkshire hills and then driven to the Boston market. Now the markets of the State are largely supplied with Western dressed beef, although at the present time there is more encouragement for the raising of cattle for market than has been the case for several years.

The production of butter increased from 3,745,293 pounds in 1865 to 9,685,539 pounds in 1885; and milk from 10,079,180 gallons in 1865 to 72,528,628 gallons in 1885. The estimate for 1890 is not less than 100,000,000 gallons. Indian corn, English hay and potatoes have fluctuated more or less, but there has been no marked falling off in quantity. The wheat crop has been steadily falling off since the first State census in 1845. The same is true of wool; but

the business of producing early lambs and mutton has considerably increased and is quite profitable.

According to the United States census of 1890, there are 120 nurseries in the State, occupying 1,891 acres of land. The total value of these nurseries is $1,393,666.80; value of implements, $37,249.20; total capital invested, $1,773,500. The number of seed farms is 25, occupying 3,000 acres; the total value of the farms, implements and buildings being $809,448. The number of floral establishments is 407; total square feet of glass, 2,717,946; acres of land cultivated, 467; value of tools and implements used, $104,090.25; with total value of establishments, including fixtures and heating apparatus, $2,663,587.08. Nearly all these were established since 1870. In 1875 the acreage of market gardens was 3,988$\frac{5}{8}$; total gold value, $1,024,286. In 1885 the acreage was 8,861$\frac{7}{8}$, valued at $3,088,826.

According to the State census of 1885, there were 881,402 acres of cultivated land in 1865, and 939,260$\frac{1}{2}$ in 1885. In 1875 the value of farm land was $104,133,794, gold; in 1885, $110,700,707, — an increase of 6.30 per cent. In 1875 the value of cultivated farm land was $55,435,454; in 1885, $59,891,808, — an increase of 8.04 per cent. The value of farm land, buildings, implements, machinery and domestic animals in 1875 aggregated $187,477,569, gold; in 1885 this had increased to $216,230,550, or 15.34 per cent.

According to the aggregate of polls, property, taxes, etc., as assessed May 1, 1885, the total valuation of the Commonwealth was $1,782,349,143. May 1, 1890, the total valuation was $2,154,134,626.

Of the $216,230,550 worth of agricultural property, $110,700,707 was in land; $74,418,218 in buildings; $7,397,990 in machines, implements, etc.; $17,055,153 in domestic animals, etc.; and $6,658,482 in fruit trees and vines. Every county in the State shows an increased average value of land and buildings on farms in 1885 over 1875. Of the $47,756,033 worth of agricultural products in 1885, $13,080,526 were classed as dairy products; $11,631,776 as hay, straw and fodder; $5,227,194 as vegetables; $3,218,444 as animal products; $2,227,799 as poultry products; $2,924,574 as wood products; $2,680,804 as fruits, berries and nuts;

$1,855,145 as cereals; $2,252,748 as meats and game; $688,813 as greenhouse products, and the remainder scattering. In 1875 the number of persons engaged in agriculture was 70,945; in 1885, 77,661.

In 1885 the population of the State was 1,942,141, divided as follows: domestic service, 534,156; manufactures, 394,584; scholars, 331,584; at home, 227,213; trade, 106,773; agriculture, 77,661; transportation, 48,818. No other class numbered over 40,000.

In 1875 the total amount paid as wages to employees in agriculture was $5,000,820; in 1885, $6,390,252.

In reading the totals of Massachusetts agriculture, it should not be forgotten that the State is small in territory, having by the census of 1890 only 8,315 square miles (Connecticut, Delaware, New Jersey and Rhode Island only being smaller); while New York has 49,170; Ohio, 41,060; Illinois, 56,650; Kansas, 82,080; Nebraska, 77,510, etc.

The county of Worcester in Massachusetts, by the State census of 1885, showed annual agricultural products valued at $9,385,744. The county of Middlesex showed $8,030,965. The United States census of 1880 showed no county that equalled in value of agricultural products this product of Worcester County by the 1885 census, and only two that exceeded Middlesex, one of these being in California and the other in Pennsylvania. Along with agriculture, Worcester County had 2,755 manufacturing establishments, employing 53,091 hands, producing $83,209,746 worth of goods. Middlesex County had 3,504 manufacturing establishments, employing 68,288 hands, producing $128,599,892 worth of goods. In the State in 1890, 300,227 persons were employed in manufacturing establishments, producing $871,061,163 worth of manufactured goods, — an increase in five years of 29.12 per cent.

Massachusetts farmers have one advantage over their brothers in many of the States of the Union, in that they have a good home market for their produce. Within our 8,315 square miles are 28 cities and 323 towns. Seventy-two of these towns have a population of 4,000 and over. There are 47 cities and towns which have a population of 8,000 and over. The business of supplying these centres of population

with milk, butter, eggs, fresh fruit and fine vegetables, belongs to the farmers of the State. Those who furnish the best in condition, and at the time wanted, will find a demand and remunerative prices.

Massachusetts has been very kind to her agriculturists, and has sought in many ways to protect and further her agricultural interests, though she cannot be called an agricultural State. Among the institutions created by her or made recipients of her bounty are the State Board of Agriculture, established in 1852; the Massachusetts Agricultural College, incorporated in 1863; the State Agricultural Experiment Station, established in 1883; the State Cattle Commission, established in 1860; and 37 incorporated agricultural and horticultural societies, each having a representative on the Board of Agriculture, and each receiving an annual bounty from the Commonwealth.

The Board of Agriculture at the present time consist of 45 members. It holds two regular meetings each year. Its work is largely done, however, by committees, among which are an executive committee, examining committee of the Agricultural College (the Board of Agriculture being by law overseers of the college), committee on the extermination of the gypsy moth; has two members on the Board of Control of the State Agricultural Experiment Station, and three members constitute a Dairy Bureau. The secretary of the Board is elected annually by the Board, and is the executive officer. The office of the Board is placed near and connected with the government, so that the whole legislation in reference to bounties, premiums and general agricultural interests of the State is looked after and influenced by the department.

The Agricultural College is located at Amherst, in Hampshire County, and is governed by a Board of Trustees consisting of 14 members appointed by the governor; with the governor, president of the college, secretary of the Board of Education, and secretary of the Board of Agriculture as members *ex officio*. The twenty-eighth annual report, January, 1891, shows a faculty of 12, and 174 students connected with the college during the year 1890. The Hatch Experiment Station, supported by the national government,

is located at the college. The net assets of the college Jan. 1, 1891, were $280,863.70. By act of the Legislature eighty free scholarships are available annually for persons residing in the Commonwealth. A labor fund has also been established by the Legislature to assist those students who are dependent, either wholly or in part, on their own exertions, by furnishing them work on the farm and in the several departments of the college. The expenses of students attending the college range from $250 to $400 per year, including tuition (annual report, 1891, page 62) of $80 per year. A person receiving a scholarship is not required to pay tuition.

The State Agricultural Experiment Station occupies a portion of the college grounds. It is governed by a Board of Control, which is a body of 11 persons, the governor being president *ex officio*. The value of the station property Jan. 1, 1891, was $38,789.50.

The Cattle Commission consists of three persons appointed by the governor, with power to use all lawful means to suppress contagious diseases ot domestic animals.

The State appropriations for agricultural purposes amounted in 1888 to $81,421.75; in 1889 to $86,141.00; in 1890 to $74,240.98 (also an additional appropriation of $50,000.00 for the extermination of the gypsy moth); and in 1891 to $83,654.00 (also an appropriation of $50,000.00 for gypsy moth work).

It will be noticed that the descriptions of farms are arranged by counties, commencing with Barnstable and ending with Worcester. The arrangement is also alphabetically by towns in each of the several counties. These descriptions are quite full, and it is believed will give a fairly accurate idea of the farms described. Some of them were not certified to for reasons which seemed satisfactory, and such are indicated by an asterisk and foot-note. It will be further noticed that the address of the owner or agent of each farm is appended to the description. Some of the requests for catalogues which have been received would indicate that the writer thought that the State had bought or was to buy these farms, and give or lease them to those wishing them. This is not the case. The law and circulars printed on the first pages of the cata-

papers of the State. It should have also been noted that the Pittsfield Board of Trade through its efficient Secretary, Mr. R. H. Cooke, has done much to bring the attention of people to the opportunities for acquiring farm property in that section of the State.

That the descriptive catalogue issued by this office has met with an appreciative reception is evident, and it is believed that the results will be to the advantage of our State, in making known the opportunities for the purchase of this kind of property at favorable rates.

It is again desired to call the attention of parties having property of this kind to the opportunities offered in order that they may send descriptions which may be included in future editions of the catalogue if printed. Fifteen hundred copies of the second edition have been printed, and a limited number will be sent to anyone free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS,
Secretary.

DESCRIPTIVE CATALOGUE.

BARNSTABLE COUNTY.

Truro.

Farm of 2 acres; suitable for cultivation. House, two-story, square; 12 rooms; good repair. Barn small, in good repair. Fences mostly wire; in good condition. Cistern. Railroad station, 1 mile; post-office, 1 minute's walk. Price, $350, all in cash. Address, Charles P. French, Chatham, Mass.

Yarmouth.

Farm of 40 acres; with shore privilege; mowing, 5 or 6 acres; pasture, 30; woodland, 1; all suitable for cultivation or pasturage. Grass can be cut with a machine. There are also 20 acres of salt meadow and upland with shore privilege, separate from the farm, which will be included for the price named. Double house, 28½x33½; L, 11½x20½; 11 rooms; good repair. Barn, 25x35, in poor repair. Outside fences in good condition, cross fences poor. Good spring and well water. Railroad station, Hyannis, 2½ miles; post-office, West Yarmouth, 1 mile. There are two hen-houses, one, 8x12, the other, 7x14, with three wire yards; the largest, 40x50. Also a store room, 10x12; and an old wood-house, 14x20. Price, $5,000; all in cash. Address, Elkanah Crowell, West Yarmouth, Mass.

Don't care to have it put in Catalogue again

BERKSHIRE COUNTY.

Alford.

Farm of 175 acres: mowing, 40; pasture, 85; woodland, 50; suitable for cultivation, 50 beside the mowing. House, 36x24; L, 16x30; 12 rooms; good repair. Grass can be cut with a machine. Two barns, each 30x40; shed, 18x36. Barn in good repair. Stone wall and rail fences. Running water to house and barn. About 30 apple trees, 15 other fruit trees. Railroad station, State Line, 5 miles; post-office, West Stockbridge, 1½ miles. Price, $3,000; cash at sale, $800; interest on balance, 6 per cent. Stage passes house twice daily leaving mail at door. Address, W. C. Hinman, Great Barrington, Mass.

Sold to J. S. Adams Gilbertsville N. S. 1892 for farming purposes.

Becket.

Farm of 330 acres: mowing, 32 to 35; pasture, 100; woodland, 195; suitable for cultivation, 25. One-half of the grass can be cut with a machine. House, 24x26; woodshed, 12x15; 9 rooms; fair repair. Barn, 30x40, with shed and wagon-house; barn, 26x36; very good repair. Stone wall and rail and pole fence. Well at house and barn, good springs in the pastures. Fruit enough for family use. Probably 1,000 cords of young wood on the farm, one-half or more fit to cut. School, 1¼ miles distant. Railroad station, Becket, 4½ miles; post-office, Becket, 4½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, C. B. Ferry, Becket, Mass.

Farm of 170 acres: mowing, 40; pasture, 60; suitable for cultivation, 20. Sugar bush, 200 trees. House, 36x24; L, 22x15; 12 rooms; fair repair. Barn, 30x40; horse barn, 22x40; sheep barn, 20x40; all in good repair. Fences in very good condition. Good well. Plenty of apples. Railroad station, Becket, 5 miles; post-office, West Becket, 1½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, George G. Carter, West Becket, Mass.

Cheshire.

Farm of 299 acres: mowing, 75; pasture, 199; woodland, 25; suitable for cultivation, nearly all the mowing land. Nearly all the grass can be cut with a machine. House, 22x32; L, 15x15; 10 rooms; poor repair. Barn, 30x45; barn, 30x30; both in poor repair. Stone wall, rail and wire fences. Spring water near house. Not many apple trees. Railroad station, Cheshire, 2½ miles; post-office, Cheshire, 2½ miles. I have only a life estate on the place, but all the heirs are willing to sign a deed conveying the same. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Dalton, Adams, Mass.

Florida.

Farm of 111 acres: mowing, 30; pasture, 50; woodland, 30; suitable for cultivation, 60. Most of the grass can be cut with a machine. Sugar bush, 100 trees. Two-story house, 36x30; one-story L, 26x20; woodshed and horse shed attached; 11 rooms; in good repair and roofs slated. Cow-barn, 30x70; horse-barn, 24x30; both in good repair with cellars. Stone wall and rail and brush fence. Well, spring and two brooks. Railroad station,

North Adams, 4 miles; post-office, Florida, ¼ mile. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathan D. Beaman, North Adams, Mass.

Farm of 150 acres: mowing, 50; pasture, 40; woodland, 60; suitable for cultivation, 90. Grass can be cut with a machine. Sugar bush, 2,000 trees. House, 26x36; L, 20x20; 8 rooms; fair repair. Barn, 20x40; shed, 20x30; in fair repair. Stone wall and post and pole fence. Good well. Twenty-five apple, 2 plum and 2 pear trees. Railroad station, North Adams, 5 miles; post-office, Florida, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Farm of 98 acres: mowing, 20; pasture, 30; woodland, 48; suitable for cultivation, 40. Most of grass can be cut with a machine. Sugar bush, about 150 trees. No buildings. Common fences in fair condition. Never-failing spring. About 60 apple trees; a few cherry trees. Railroad station, Hoosac Tunnel, 2 miles; post-office, Hoosac Tunnel, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Farm faces south-east. Address, R. D. Dickinson, North Adams, Mass.

Great Barrington.

Take out 1892 Expect to sell.

Farm of 400 acres: mowing, 75; pasture, 300; suitable for cultivation, 75. There are 1,500 cords of wood, and considerable good timber on the farm. Grass can be cut with a machine. Large two-story house; good-sized L; 16 rooms; fair repair. Five barns of different sizes, all in fair repair. Rail fence in poor condition. Water from springs. One hundred apple and a few pear trees. Railroad station, South Lee, 3 miles; post-office, South Lee, 3 miles; school-house in sight. Price, $4,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, F. A. Hobbs, Receiver Stockbridge Savings Bank, Stockbridge, Mass.

Monterey.

Farm of 200 acres: mowing, 30; pasture, 50; woodland, 120; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, one story, 24x40; L, small; 12 rooms; needs some repairs. Stone wall, rail and pole fences in fair condition. Well, springs and trout brook. Fifty apple trees, 8 pear trees. Railroad station, Great Barrington, 11 miles; post-office, West Otis, 1 mile. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Is on a hill with a southern

exposure overlooking Lake Garfield. Address, M. V. Thomson, Monterey, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 18. Sixteen acres of grass can be cut with a machine. Sugar bush, 36 trees. House, 30x40; L, 18x25; 8 rooms; fair repair. Barn, 26x34, in good repair, with cellar and stable in basement. Stone wall and wire and rail fence in fair condition. Running water at barn and pump at house. Seventy-five apple, 10 plum and 6 pear trees and some grapes. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1½ miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, William H. Martin, ~~Monterey~~, Mass.

Ft. Barrington

New Ashford.

Dont-Care to have description Continued

* Farm of 500 acres: mowing, 40; pasture, 100; woodland, 360; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x36, 8 rooms, good repair. Barn, 26x60; L, 20x40; good repair. Wall, rail, pole and brush fences. Well and springs and trout brook. One hundred apple trees, 10 other fruit trees. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Railroad station, Williamstown, 10 miles; post-office, New Ashford, ¾ of a mile. Address, Elihu Ingraham, New Ashford, Mass.

* Farm of 224 acres: mowing, 70; pasture, 79; woodland, 75; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 75 trees. House, 24x30, 8 rooms, fair repair. Barn, 28x36, in good repair. Wire and rail fence not in good condition. Brook, well and springs. Forty apple trees. Railroad station, Williamstown or Pittsfield, 9 miles; post-office, New Ashford, 1 mile. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, N. Chamberlain, Williamstown, Mass.

New Marlborough.

Farm of 143 acres: mowing, 40; pasture, 83; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine on 25 acres. House, 24x50, with wagon-house attached; 8 rooms; good repair. Two barns, 20x40 and 30x40. One hennery, 1 corn-house, 1 hog-house. Barn in good repair. Barb wire and rail fences. Well and springs. Twenty-five apple trees. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 2 miles. Price, $1,100; cash at sale, $500; interest on

* Not certified to.

balance, 5 per cent. Farm situated on high ground but land level. Address, Francis Sage, Winsted, Conn.

Farm of 330 acres: mowing, 40 to 50; pasture, 100; 180 acres of sprouts, swamp and woodland; suitable for cultivation, 80 to 100. Most of the grass can be cut with a machine. House, 20x40; L, 18x20; 11 rooms; good repair. New barn, 24x36; two barns, 30x40; horse barn, 20x36. All barns in fair repair and a cellar under new barn. Some wood fences in poor condition and some stone wall and wire fence. Well at house and spring that could be brought to barns. About 40 apple trees and some cherries and grapes. Railroad station, Sheffield, 10 miles, Great Barrington, 12 miles; post-office, New Marlborough, 1¾ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 4 per cent. I think there is $2,000 worth of wood and timber on the place, principally pine and hemlock. Address, Stephen Powell, New Marlborough, Mass.

Farm of 15 acres: mowing, 5; pasture, 7; woodland, 3; suitable for cultivation, 12. Grass can be cut with a machine. House, 30x40, 10 rooms, good repair. Barn, 26x36, fair repair. Stone wall, board and rail fences. Spring water which runs in house through iron pipes. Eighteen apple trees, 3 pear trees, 2 crab apple, 3 cherry and 12 plum trees. Railroad station, Canaan, Conn., 8 miles, connected by stage; post-office, Southfield, 3 minutes' walk. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Fifty acres of other land, mostly woodland, can go with this place if desired. Address, W. G. Cargill, Canaan, Conn.

Farm of 60 acres: mowing, 15; pasture, 27; woodland, 18, of fine timber; part of mowing land suitable for cultivation. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House large, tumble-down condition though occupied. Barn has tumbled down. Stone wall and rail fences in poor condition. Spring, never failing. Seventy-five apple and several cherry and plum trees. Railroad station, Norfolk, Conn., 5 miles; post-office, Southfield, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. On main road from Norfolk, Conn., to New Marlborough. Address, L. D. Alling, West Torrington, Conn.

Farm of 125 acres: mowing, 45; pasture, 22; woodland, 58; suitable for cultivation, 24. Most of the grass can be cut with a machine. House, 36x30, two stories, 6 rooms, good repair. Two barns, 50x24 and 40x30, both in good repair. Stone wall and rail fences not in good condition. Good spring water at the barn and house. Twenty-five grafted and 50 wild apple trees. Rail-

road station, Great Barrington, 10 miles, and Canaan, Conn., 10 miles; post-office, New Marlborough, 1½ miles. Price, $900; cash at sale, $400; interest on balance, 5 per cent. Address, W. H. Mulhall, Great Barrington, Mass.

Farm of 230 acres: mowing, 30; pasture, 100; woodland and unimproved land, 100; suitable for cultivation, 75. Grass can nearly all be cut with a machine. Sugar bush, 400 trees. Two-story house, 40x30; large L; 12 rooms; fair repair. There are 3 barns and other outbuildings, all in good repair. Stone wall and rail and brush fence. Good spring water at house. About 40 apple and a few pear trees, besides some grapes and currants. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 1½ miles. Price, $2,200; cash at sale, $1,100; interest on balance, 6 per cent. Address, Mrs. Cesarme Sage, South Sandisfield, Mass.

Farm of 300 acres: mowing, 50; pasture, 100; woodland, 150, one-third being sprout land; suitable for cultivation, 50. Thirty acres of the grass can be cut with a machine. Sugar bush, 40 trees. House, 30x46; L, 40x18; L, 30x18; 18 rooms; fair repair. Barn, 50x33, in fair repair, with yard enclosed by three sheds of two roofs. Milk house, 12x10. Rail fence, stone wall and pole fence, in indifferent condition. Good well at house and barn, with many springs on the place. Forty apple and some pear and plum trees and grape vines. School-house 30 rods distant. Southern exposure. Wood and timber enough on place to pay for it. Railroad station, Norfolk, Conn., 6 miles; post-office, Southfield, 2 miles. Price, $3,000; cash at sale, $1,200; interest on balance, 6 per cent. Address, Egbert D. Norton, Southfield, Mass.

Farm of 220 acres: mowing, 40 or 50; remainder about equally divided between pasturage and wood; suitable for cultivation, 15 or 20. Grass can be cut with a machine. House, 24x30; L, 24 feet long; 8 or 10 rooms; needs some repairs. Two barns that join, each 40x28, in comfortable repair. Rail, pole and brush fence. Two brooks and a good well. Fifteen or 20 apple trees. Railroad station, Norfolk, Conn., 4 miles; post-office, Southfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, M. B. Tobey, East Canaan, Conn.

Farm of 115 acres: mowing, 60; pasture, 40; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. House, 25x30; L, 14x25; 10 rooms; good repair. Barn, 40x50; barn, 20x30; both in good repair, with cellar. Stone wall and board, rail and wire fence in good condition. Well and springs, with running stream. About 50 apple and about 20 other fruit trees. Railroad station, Ashley Falls, 6 miles; post-office, Mill

This farm joins the above farm of 300 acres. Both are excellent grass farms.

River, $\frac{1}{8}$ mile. Daily stages from Canaan, Conn., and Great Barrington, Mass. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, F. T. Whiting, Great Barrington, Mass.

Otis.

Farm of 135 acres: mowing, 25; pasture, 40; woodland, 70; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, about 100 trees. No buildings. Fenced with stone wall mostly. Good well, never dry. About 50 apple trees. Railroad station, Chester, 9 miles; post-office, Otis Centre, $2\frac{1}{2}$ miles. Price, $450, all in cash. The old building site is very pleasantly located. Address, Milton S. Thompson, Russell, Mass.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 500 trees. House, 37x25, one and one-half story, 9 rooms, good repair. Two barns, 36x26 and 24x22, barn cellar, fair repair. Stone wall and rail fence in fair condition. Well and spring. Forty to 50 apple trees and a few pear trees. Railroad station, Chester, 13 miles; post-office, Otis, 3 miles. Price, $1,000, all in cash. Farm near school and good water-power on it. Address, James Kelly, East Winsted, Conn.

Farm of 250 acres: mowing, 25; pasture, 150; woodland, 75; suitable for cultivation, 12. Part of the grass can be cut with a machine. Sugar bush, 400 trees. No house. Barn, 24x36, in good repair. Rail and brush fence in good repair. Never-failing well. Large lot of common fruit. Railroad station, Lee, 10 miles; post-office, West Otis, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Edward G. Oles, West Otis, Mass.

Farm of 400 acres: mowing, 75; pasture, 225; woodland, 100; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 400 trees. Two-story house, 26x36; L, 24x18; 9 rooms; good repair. Two barns, 54x30; barn, 26x30; barn, 16x17; shed, 10x26; all in good repair. There is a barn cellar. Stone wall and rail and brush fence in good condition. Good water supply. There are plenty of apple trees. Railroad station, Lee, 10 miles; post-office, Otis, 2 miles. Price, $1,500; terms easy; interest on balance, 6 per cent. Address, John Higgins, Great Barrington, Mass.

Farm of 70 acres: mowing, 5; pasture, 12; woodland, 40; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; 30-foot L; 10 rooms; good repair. Barn, 20x30, in good repair. Carriage-house and ice-house in good repair.

Ordinary fences. Good water supply. Thirty apple and 5 other fruit trees. Railroad station, Chester, 8 miles; post-office, Otis Centre, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, W. C. Broga, 28 Jefferson Street, Westfield, Mass.

Farm of 60 acres: mowing, 20; pasture, 40; enough wood in pasture for home use; suitable for cultivation, 6. Grass could be cut with a machine if the stone were picked up. Sugar bush, over 100 trees. House, 40x24, 5 rooms, poor repair. Barn, 40x26, poor repair. Stone wall, rail, pole and brush fence. Good water supply. Twenty-five apple trees. Railroad station, Lee, 6 miles; post-office, West Becket, 1½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. If money is all paid down will take $300. Address, Benoni Steadman, West Becket, Mass.

Farm of 60 acres: mowing, 20; pasture, 20; woodland, 20; suitable for cultivation, 10. About half of the grass can be cut with a machine. House, 22x36; L, 15x30; 5 rooms; needs some repairing. Barn, 26x36, needs some repairs. Some stone wall and some wooden fence. Good water supply. Plenty of apples; mostly natural fruit. Farm about 100 rods from White Lily Pond. Railroad station, Chester, 6 miles; post-office, North Blandford, 3 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Address, Elisha Prentice, North Blandford, Mass.

Farm of 80 acres; mowing, 20; pasture, 20; woodland, 40; suitable for cultivation, 10. Part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 24x32; L, 12x20; 7 rooms; needs repair. Barn, 28x36, besides horse-barn and shed, needs repair. Some stone wall and some wooden fence. Good well. About fifty apple trees; part of them good grafted fruit. Railroad station, Chester, 7 miles; post-office, North Blandford, 3 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill, ½ mile. School-house, 100 rods from house. Address, Elisha Prentice, North Blandford, Mass.

Farm of 150 acres: mowing, 40; pasture, 60; woodland, 50; suitable for cultivation, 40. Twelve acres of the grass can be cut with a machine. Sugar bush, 300 trees. House, 30x40, 6 rooms, good repair. Barn, 30x40, in good repair. Good fences. Good well and water in every lot. Two hundred apple and 2 pear trees. Railroad station, Lee, 8 miles; post-office, West Becket, 3 miles. Price, $800; cash at sale, $200; interest on balance, 5 per cent. Address, Dennis Cahalan, West Becket, Mass.

Peru.

Farm of 127 acres: mowing, 30; pasture, 97; woodland, 20; suitable for cultivation, 27. Grass can be cut with a machine. Sugar bush, 500 trees. House, 25x30, 8 rooms, good repair. Barn, 25x52, in good repair, with cellar. Stone wall and barbed-wire fence. Water from spring. About 50 apple trees. Railroad station, Washington, 1¼ miles; post-office, Washington, 1¼ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, John Fleming, Pittsfield, Mass.

Farm of 200 acres: mowing, 50; pasture, 75; woodland, 75; suitable for cultivation, 30. The greater part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 28x30; L, 13x23; 12 rooms; fair repair. Barn, 31x64, including shed, poor repair. Mostly pole fence in poor condition. Good water supply from unfailing springs. One hundred and fifty apple trees. School near by and church about 2 miles distant. Railroad station, Hinsdale, 5¼ miles; post-office, East Windsor, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Berkshire County Savings Bank, Pittsfield, Mass.

Take out 1892 Expect to sell.

Farm of 100 acres: mowing 20; pasture, 45; woodland, 35; suitable for cultivation, 10. Nearly all of the grass can be cut with a machine. Sugar bush, 50 trees. One and one-half story house, 40x32; L, 38x22; 11 rooms; good repair. Barn, 40x20; barn, 60x40; small barn in good repair, the other not. Stone wall, rail and brush fence. Well at house and barn, springs in pastures. Thirty apple and 3 other fruit trees. If farm is sold this fall will give one year's supply of hard wood now at door. Railroad station, Hinsdale, 3½ miles; post-office and church, Peru, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, John M. Stowell, Peru, Mass.

Sold, May 1 92 Henry B. Holmes E. Brookfield.

Farm of 160 acres: mowing, 60; pasture, 75; woodland, 25; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 100 trees. House, 35x35; L, 35x25; 10 rooms; good repair. Barn, 40x45; barn, 40x35; both in comfortable repair. Mostly fenced with stone wall. Never-failing spring. Railroad station, Hinsdale, 4 miles; post-office, Peru, 1½ miles. Price, $900; cash at sale, $500; interest on balance, 5 per cent. Address, Frank C. Phillips, Hinsdale, Mass.

Richmond.

Farm of 83 acres: mowing, 53; pasture, 15; woodland, 15; suitable for cultivation, 68. Grass can be cut with a machine.

House in poor condition. Barn, 40x30, and two good sheds enclosed, in good repair. Rail and wire fences in good condition. Good well. Thirty apple trees. Railroad station, Richmond, $\frac{3}{4}$ mile; post-office, Richmond, $\frac{3}{4}$ mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent, semi-annually. Address, P. H. Shaw, Richmond, Mass.

* Farm of 1,000 acres: mowing, 100; pasture, 500; woodland, 300; suitable for cultivation, 400. Most of the grass can be cut with a machine. House, 40x50; L, 20x30; 12 rooms; fair repair. Two large and one small barn all in fair condition. Fences in poor condition. Land well watered by springs. Fifty apple trees. Railroad station, Richmond, $1\frac{1}{4}$ miles; post-office, Richmond, $1\frac{1}{4}$ miles. ~~Farm appraised at $10,500.~~ Would give reasonable terms with interest as parties may agree. ~~It is impossible for me to give exact terms as the estate has not been fully settled, but it can be bought very low in proportion to its value.~~ Address, Thos. A. Oman, Pittsfield, Mass.

Farm of 165 acres: mowing, 33; pasture, 70; woodland, 57; suitable for cultivation, 93. Grass can be cut with a machine. House, 22x33; L, 14x22; 9 rooms; poor repair. Barn, 40x60, in good repair. Rail and wire fence in good condition. Good water supply. Sixty apple trees. Railroad station, West Pittsfield, $1\frac{1}{2}$ miles; post-office, West Pittsfield, 1 mile. Price, $4,500; cash at sale, $1,500; interest on balance, 5 per cent. There is a trout brook on the farm. Address, James F. Coleman, West Pittsfield, Mass.

Sandisfield.

Farm of 97 acres: mowing, 33; pasture, 25; woodland, 38, heavy timbered; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 30x40; L, 12x22; 9 rooms; fair repair. No barn. Stone wall in good condition. Good well, 2 springs and a brook running through the farm. One hundred and fifty apple and 4 pear trees. Railroad station, Norfolk, Conn., $7\frac{1}{2}$ miles; post-office, Sandisfield, $\frac{1}{2}$ mile. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. There is plenty of timber on the farm fit for building purposes. Farm on stage line from Sandisfield to Winsted, Conn. Address, H. J. Whitney, Glendale, Mass.

Farm of 287 acres: mowing, 40; pasture, large part of the farm; woodland enough to supply the wants of the place; suitable for cultivation, all the mowing land and portions of the pasture. A large part of the grass can be cut with a machine. Sugar bush,

* Not certified to.

300 trees. Medium-sized house, much out of repair. An old barn in poor repair. Stone wall and brush fence in need of repairs. An excellent well at the house and an unfailing brook through the farm. A good-sized orchard. Railroad station, Norfolk or Winsted, Conn., 14 miles; post-office, New Boston, 3 miles. Price, $350, all in cash. Address, Chas. J. Taylor, Treasurer Great Barrington Savings Bank, Great Barrington, Mass.

Farm of 250 acres: mowing, 35; pasture, 65; woodland, 75 acres sprouts and 75 acres of hard wood and hemlock; suitable for cultivation, 20. Grass cannot be cut with a machine. Sugar bush, 500 trees. House, 24x30; L, 16x24; 9 rooms; very comfortable repair. Barn, 30x40, fair repair. Stone wall and pole fences. Well at house. Thirty-five apple trees. Railroad station, Winsted, Conn., 15 miles; post-office, Montville, 2 miles. It is estimated that there are 60 tons of hemlock bark on the place. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Francis Sage, Winsted, Conn.

Farm of 350 acres: mowing, 35; pasture, 215; woodland, 100; suitable for cultivation, 75. Most of the grass can be cut with a machine. Sugar bush. House, 21x28; L, 18x23; L, 14x18; 12 rooms; good repair. Barn, 30x40; barn, 26x35; shed and hay loft, 14x32; fair repair. Stone wall, wire, rail and brush fence in fair condition. Fair water supply. Seventy apple trees and 7 other fruit trees. Railroad station, Winsted, Conn., 8 miles; post-office, North Coldbrook, Conn., 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Nice lot of pine timber on the place. Address, Mrs. Phebe J. Humphrey, Great Barrington, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 10. Half of the grass can be cut with a machine. Sugar bush, 150 trees. House, 14x20, 6 rooms, poor repair. Barn, 24x50, in good repair, with a large shed 50 feet long. Pole fences in poor repair. Poor water supply excepting river water, which is near. Quite a number of apple and some plum trees. Estimated that there are 200,000 feet of lumber on the place. Two saw-mills within $\frac{1}{4}$ of a mile and coal kilns near by, where there is a market for wood. Railroad station, Winsted, Conn., 15 miles; post-office, New Boston, 3 miles. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Farm of 170 acres: mowing, 28; pasture, 75; woodland, 45; small growth wood and waste land, 22; suitable for cultivation, 100. Part of the grass can be cut with a machine. Good-sized

sugar bush. Large house; good-sized L; 12 rooms; good repair. Good-sized barn~~, with cellar, and~~ in fair repair. Stone wall and wood fences in good condition. Good water supply. Several apple trees and a few other fruit trees. Railroad station, Winsted, Conn.; post-office, New Boston, 3 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Address, Joseph H. Norton, Winsted, Conn.

Farm of 100 acres: mowing, 25; pasture, 60; woodland, 15; suitable for cultivation, 30. About 15 acres of the grass can be cut with a machine. Sugar bush, 40 trees. Two-story house, 18x38; L, 16x25, with wood-house attached; 12 rooms; needs shingling. Barn, 30x40; barn, 26x36; wagon-house, 18x24; barn needs shingling. Mostly fenced with stone wall. Good well under cover. Fifty apple, 1 cherry and 3 young pear trees. Railroad station, Lee, 14 miles, Winsted, Conn., 16 miles; post-office, Montville, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, P. M. Fowler, Winsted, Conn.

Farm of 96 acres: mowing, 30; pasture, 40; woodland, 22; suitable for cultivation, between 35 and 40. About half the grass can be cut with a machine. Sugar bush, 1,100 trees. House, 26x36; L, 16x24; 7 rooms; poor repair. Barn, 24x36, fair repair, with cellar. Stone wall and wire fence in good condition. Good water supply from both well and spring. One hundred and twenty apple and 9 pear and plum trees. Railroad station, 12 miles; post-office, Montville, 1½ miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. Many of the figures given above are estimated. Address, William J. Evans, ~~591 Park Street,~~ Hartford, Conn. 12 Sisson Ave.

*Farm of 315 acres: mowing, 100; pasture, 100; woodland, 100; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 500 trees. Two-story house, 26x36; L, 20x50; 11 rooms; fair repair. Barn, 30x50; barn, 33x41; barn, 28x40; barn, 30x40; barn, 20x38; cow-house and shed, 20x40; ~~4 in good repair and~~ newly shingled. Mostly fenced with stone wall in fair condition. Fine spring near house and running water to barn; several springs and brooks on place, one, a fine large trout brook. Two hundred apple and some pear, quince, plum, cherry and peach trees, and grape vines. Railroad station, Winsted, Conn., 12 miles; post-office, New Boston, 2 miles. Address, Joseph N. Belden, Bridgeport, Conn. House and one barn. Price $1,2500.

WASHINGTON.

Farm of 200 acres: mowing, about 50; pasture, 100; woodland, about 50; suitable for cultivation, 100. Grass can be cut

* Not certified to.

with a machine. House, 24x40, 5 rooms, fair repair. Two barns, 20x30 and 40x60, good repair. Barbed wire and rail fences. Well, brooks and springs. Old orchards of little value. Railroad station, Washington, 1½ miles; post-office, Washington or Becket, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. Land good but run down. Ten thousand feet of logs cut and ready for taking to mill, which is only ½ mile from wood lot. Address, John Corkhill, Pittsfield, Mass.

Would trade for town or city property

Farm of 200 acres: mowing, 75; pasture, 75; woodland, 50; suitable for cultivation, 50. About one-half of the grass can be cut with a machine. Nearly 200 scattering maple trees but not a regular bush. One and one-half story house, 28x26; L, 30x15, including woodshed; 7 rooms; fair repair. Two barns, each 38x28, both in good repair. Stone wall and wooden fence in fair condition. Excellent spring water at both barn and house. Two hundred to 300 apple trees. Railroad station, Becket, 4 miles; post-office, Becket, 4 miles. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Own another farm of 150 acres adjoining, with good house and two barns, which $800 will buy. Address, Patrick Dinan, Becket, Mass.

Farm of 200 acres: mowing, 40; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 250 trees. House of 18 rooms in good repair. Large barn in fair repair. Mostly fenced with stone wall in good condition. Well with pipe to house. A few apple trees. Railroad station, Washington, 80 rods; post-office, Washington, 70 rods. Price, $3,000, all in cash. Address, P. J. Corcoran, Washington, Mass.

West Stockbridge.

Farm of 225 acres: mowing, 40; pasture, 60; woodland, 25, and 40 small growth; suitable for cultivation, 45. Grass can be cut with a machine. House, 30x35; L, 30x20; 8 rooms. House in fair repair, but L out of repair. Three barns; one, 30x40, with shed attached of 50 feet; another, 50x42, with cellar under whole. Horse barn, 24x30, with carriage shed. Barns are all in good repair. Wire, rail and board fences in fair condition. Well water; spring water can be supplied at small expense. Two hundred apple and a few pear trees. Railroad station, West Stockbridge, ¾ mile; post-office, West Stockbridge, ¾ mile. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Farm is 5 miles from Stockbridge, 5 miles from Lenox and 12 miles from Pittsfield, each of which places furnishes a good market for small fruits, poultry, eggs and dairy products. Address, Edward J. Spencer, Warren, Mass.

Sold 1892 Victor B. Spencer

Probably for sheep.

Farm of 135 acres: mowing, 45, nearly all of which can be cultivated; pasture, 38; woodland, 12; suitable for cultivation, 40. Grass can be cut with a machine. House, 26x40, two story; L, 20x18, with veranda; 14 rooms; fair repair. One barn, 26x52; another, 28x38. Horse barn, 26x46. Cow-house, 18x30. Hog pen, 14x20; in good repair. Rail fences and stone wall in need of some repairs. Well and cistern. Several pear and a number of apple trees. Railroad station, State Line, 2½ miles; post-office, West Stockbridge Centre, 1½ miles. Price, $3,500; cash at sale, $1,750; interest on balance, 6 per cent. Farm 50 rods from church and 75 from school. Address, C. C. French, Housatonic, Mass.

WINDSOR.

Farm of 406 acres: mowing, about 100; remainder in good pastures and woodland. Mowing land can all be cultivated. Grass can be cut with a machine. Sugar bush, 1,500 trees. House, 34x27, one story; L, 35x27; 12 rooms; fair repair. Stone wall in good condition. Well and cistern at house and running water at barn. Barn, 50x36, barn cellar, fair repair. Twenty-five or 30 apple trees. Railroad station, Hinsdale or Dalton, 7 miles; post-office, Windsor, 1 mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There is a shed 24x24 where 8 head of cattle can be tied. Address, Otis E. Shaw, Windsor, Mass.

Farm of 500 acres: mowing, 100; pasture, 250; woodland, 150, about one-half in small growth; suitable for cultivation, 40. Grass can be cut with a machine, though 60 acres are rather rough. Sugar bush, 165 trees. House, 34x40; L, 22x18; 16 rooms; fair repair. Three barns, 30x40 each; 1 barn, 44x40; 1 barn, 50x30; in fair repair. Stone wall and wire and timber fences. Running water at house and barn from lasting spring. One hundred and fifty apple trees, mostly old trees. Railroad station, Hinsdale, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. There are 2 carriage-houses, hen-house, wood-house, cheese-house, hog-house, etc. Store and church, 2 miles; school, ½ mile. Address, A. T. Pierce, Windsor, Mass.

Farm of 250 acres: mowing, 60; pasture, 95; woodland, 100; suitable for cultivation, 50. Grass all cut with machine except 5 acres moist land. House, 60x20, 12 rooms, good repair. Three barns, 40x40, 20x40, 30x40. Barn cellar, 40x40. Two barns are in fine repair. Stone walls in good condition. Running water at house and barn. Fifty or 60 apple trees. Rail-

Will sell for small payment down and $100 yearly with interest at 5 per cent.

road station, Hinsdale, 7 miles; post-office, East Windsor, 1½ miles. Price, $2,500; ~~cash at sale, $500; interest on balance, 6 per cent.~~ Land nearly level, sloping slightly to east and south. Address, N. N. Cummings, Windsor, Mass.

Farm of 200 acres: mowing, 75; pasture, 100; woodland, 25; suitable for cultivation, 150. Grass can be cut with a machine. Young sugar bush. One and one-half story house, 24x33; L, 31x16; 12 rooms; fair repair. Barn, 50x24; barn, 50x28; barn, 33x24; all in good repair. Fences in fair condition. Good water supply. Twenty apple trees. Railroad station, Dalton, 6 miles; post-office, Windsor, ½ mile. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, John K. Weston, Conway, Mass.

Concluded to keep it.

Farm of 190 acres: mowing, 52; pasture, 70; woodland, 68; suitable for cultivation, 45. Almost all the grass can be cut with a machine. Sugar bush, 500 trees. House, 22x30; L, 18x30; 10 rooms; good repair. Wood-house, 16x36. Barn, 32x42, and a horse barn and carriage-house, 24x30, both in good repair. Stone wall and wooden fence in fair condition. Running water at house and barn from a large never-failing spring. One hundred and seventy apple and 7 other fruit trees. It is on the Cummington creamery route. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 3 miles. There are 2 trout brooks on the place. It has a sugar-house, a grain-house, a hog-house and two sheds, and there is an ice pond near the house. Price, $1,300; cash at sale, $600; interest on balance, 5 per cent. Address, C. E. Torrey, East Windsor, Mass.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. House, two story, 20x28; one and one-half story L, 20x20; 10 rooms; good repair. Barn, 30x40, with cellar; barn, 25x35, without cellar; both in good repair. Stone wall in good condition. Well and running water at house and barn; 2 springs and brook in pasture. Railroad station, Dalton, 6 miles; post-office, Windsor, 10 rods. Within 30 rods of church, store and cheese factory. Price, $2,000; cash at sale, $200; interest on balance, 5 per cent., and $100 payable annually. Address, Lewis Bradford, Dalton, Mass.

Sold 1892 W. H. L. McDonald of Chicago. General farm purposes.

Farm of 275 acres: mowing, 90; pasture, 185 acres, including woodland; woodland scattering but enough for fire or family use; suitable for cultivation, 67. Grass can be cut with a machine. Two-story house, 26x36; one and one-half story L, 20x40; 16 rooms; good repair. Barn, 90x35; barn, 35x35; with cellars in rather poor repair. Horse barn, 24x40, in good repair. Mostly fenced with stone wall in good condition. Good water supply. Two hun-

dred apple trees. Railroad station, Dalton, Hinsdale or Cheshire, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. J. A. Cornell, Chester, Mass.

Farm of 200 acres: mowing, 50; pasture, 60; woodland, 60; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x36; L, 18x18; 6 rooms; fair repair. ~~Barn, 30x40, barn cellar, fair repair.~~ Stone wall and pole fence. Good well. Some apple and 10 other fruit trees. Railroad station, Dalton, 3½ miles; post-office, Dalton, 3½ miles. Price, $2,000; cash at sale, $1,500. Land all slopes to the east and south. Address, W. F. Fuller, Dalton, Mass.

Farm of 164 acres: mowing, 60; pasture, 40; woodland, 46; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 150 trees. House, 20x40; L, 20x15; 7 rooms; fair repair. Barn, 60x38, barn cellar, good repair. Wood fences in fair condition. Brook in pasture; 2 wells, 1 in cellar, 1 in barn. Seventy-five or more apple trees. Railroad station, Dalton, 4 miles; post-office, Windsor, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School, ½ mile; church and cheese factory, 2 miles. Address, Mrs. Harrison Wetherby, Dalton, Mass.

Farm of 150 acres: mowing, 50; pasture, 75; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 200 trees. House, 36x25; L, 20x24; 12 rooms; good repair. Barn, 26x38; barn, 24x36; in good repair, with cellar. Stone wall and wooden fence in good condition. Water from well and springs. One hundred apple trees. Railroad station, Dalton, 3½ miles; post-office, Windsor, 2½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, W. B. Warren, Dalton, Mass.

Farm of 95 acres: mowing, 12; pasture, 20; woodland, 58; suitable for cultivation, 5. Grass can be cut with a machine. House, 22x24, with L; house, 24x24, with L; 8 rooms in one, 9 in the other; both in fair repair. Two barns of ample size, with cellar and in fair repair. Mostly fenced with stone wall. Fine spring at house and barn. Thirty grafted apple trees, and a large number of common cider-apple trees. Railroad station, Hinsdale, 7 miles, Adams, 9½ miles; post-office, Windsor, 2 miles, Savoy, 2½ miles. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Situated on a large brook on which there is a fair water privilege with dam. It is estimated that there are over 2,000 cords of wood on the place. Address, H. H. Wellington, South Adams Savings Bank, Adams, Mass.

* Farm of 150 acres: mowing, 50; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, about 200 trees. House, 38x48, 15 rooms, good repair. Two barns, 30x40; horse barn, 20x30. One barn in good repair, others need some repairs. Pole fence mostly, good condition. Water supply never failing. Two hundred and thirty apple trees, 2 pear trees, 1 apricot and 70 currant bushes. Four railroad stations, each 12 miles distant. Post-office, West Cummington, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. There is a large woodshed and shop, a hog-pen and hen-house; and a sugar-house, 24x48. Address, Julia E. Doolittle, West Cummington, Mass.

Farm of 220 acres: mowing, 70; pasture, 110; woodland, 40; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 100 trees. House, 16x36; L, 26x40; 13 rooms; fair repair. Barn, 30x40; horse-barn, 18x24; shed, 16x60; cellar under horse-barn; barn needs some repairing. Stone wall and wood fences. Running water at house and barn. Plenty of apple trees. Railroad station, Dalton or Hinsdale, 6 miles; post-office, Windsor, 1½ miles. Price $2,200; cash at sale, $1,500; interest on balance, 5 per cent. Address, C. A. Hume, Windsor, Mass.

BRISTOL COUNTY.

Easton.

Farm of 71 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 32x36; L, 22x32; 14 rooms; needs some repairs. Barn, 30x32, fair repair. Wagon-house, 24x18, and corn-house, 15x15. Mostly fenced with stone wall in fair condition. Good well of never-failing water. Fifteen or 20 apple and 3 pear trees, besides grapes, cherries and currants. Railroad station, Mansfield, 3 miles; Easton, 3½ miles; post-office, Easton, 1½ miles. Price, $1,300; cash at sale, $750; interest on balance, 5 per cent. There is a cranberry meadow on the place. Address, Martin W. Ripley, South Easton, Mass.

Farm of 3 acres: mowing, 1; suitable for cultivation, 3. Grass can be cut with a machine. House, 22x28; 8 rooms; good repair. Barn, 12x16; shed, 16x20; fair repair. Stone wall. Good well. Fifty apple and 50 pear and cherry trees and plenty of grapes. Railroad station, Easton, ½ mile; post-office, South Easton, 2 miles. Price, $1,500, all in cash. Address, John F. Dean, South Easton, Mass.

* Not certified to.

Sold Edwin J. Munroe Eastondale 1892 for farming purposes.

Farm of 6 acres: mowing, 5; woodland, 1; suitable for cultivation, 5. Grass can be cut with a machine. House, 38x26; L, 16x30; 9 rooms; fair repair. Barn, 40x40; fair repair. Wooden fences in need of repairs. Two wells. Fifteen apple, 4 pear and 1 cherry tree. Railroad station, Cochesett, 1 mile, Eastondale, 1½ miles; post-office, Eastondale, 1½ miles. There is more woodland, which will be sold if desired. Price, $1,100, all in cash. Address, John F. Dean, South Easton, Mass.

Freetown.

Farm of 36 acres: mowing, 10; pasture, 10; woodland, 10; suitable for cultivation, 6. Part of grass can be cut with a machine. House, 30x24, 5 rooms, not in good repair. Barn, 28x30, poor repair. Stone wall in fair condition. Never-failing well. Twenty-five apple trees and 5 other fruit trees. Railroad station, Assonet, 1½ miles; post-office, Freetown, 1 mile. Price, $600, all in cash. Natural cranberry bog on place. Address, S. P. Richmond, Freetown, Mass.

Rehoboth.

Farm of 60 acres: mowing, 25; pasture, 15; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. Large two and one-half story house, with 8 rooms, good repair. Barn, 25x35, in good repair, with cellar. Stone wall in fair condition. Good well at house and several springs on the place. Twenty apple and 4 pear trees. Railroad station, Providence, R. I., 9 miles; post-office, Rehoboth, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Jefferson D. Bosworth, Box 745, Providence, R. I.

Swanzey.

Farm of 60 acres: mowing, 20; suitable for cultivation, 40. Grass can be cut with a machine. No buildings. Line fences in quite good condition, others poor. Good water supply; a stream runs the entire length of farm. Railroad station, Warren, R. I., 4 miles; post-office, Hortonville, 2 miles. Price, $900; cash at sale, $300; interest on balance, 5 per cent. There is a good chance for a cranberry bog. Address, Frederick M. Boyce, 57 Durfee Street, Fall River, Mass.

Westport.

Farm of 100 acres: mowing, 50; pasture, 40; woodland, 10; suitable for cultivation, 90. Grass can be cut with a machine.

House, 26x40, 10 rooms, fair repair. Barn, 27x30, and shed, 16x30, in good repair, with cellar. Several out-buildings. Stone wall and wire fences in fair condition. Two wells and spring and brooks that never run dry. Fifty apple, 26 quince, 6 plum and 24 pear trees and other fruit. Railroad station, Westport Factory, 6 miles; post-office, Central Village, 1½ miles. Price, $2,500; cash at sale, $500 or $1,000; interest on balance, 5 per cent. Address, Thomas Treece, Newport, R. I.

* Farm of 40 acres: mowing, 17; pasture, 10; woodland, 13; suitable for cultivation, 17. Grass can be cut with a machine. House, 28x29, 11 rooms, fair repair. Barn, 24x28, in good repair, with cellar. Stone wall in fair condition. Good water supply. Twenty apple and 10 other fruit trees. Railroad station, North Westport, 8 miles; post-office, Central Village, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Phillip G. Sisson, Central Village, Mass.

* Farm of 73 acres: mowing, 10; pasture, 10; woodland, 53; suitable for cultivation, 20. Grass can be cut with a machine. House, 24x32, 9 rooms, needs some repairs. No barn. Fenced with stone wall in fair condition. Good water supply. Railroad station, North Westport, 8 miles; post-office, Central Village, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Robert P. Tripp, Central Village, Mass.

DUKES COUNTY.

Chilmark.

Farm of 40 acres: mowing, 5; pasture, 35; suitable for cultivation, 17½. Grass can be cut with a machine. Low double house, 28x25; L, 10x12; 10 rooms; fair repair. Barn, 40x25, with sixty-foot shed, cellar under lean-to, not in very good repair. Mostly fenced with stone wall in good condition. Good well at house, spring in pasture and running brook through the place. Eight apple trees and 8 pear trees. Railroad station, Wood's Holl, 18 miles; post-office, Squibnocket, ¾ mile. Price, $1,800; cash at sale, $900; interest on balance, 6 per cent. Address, Louisa Vincent, West Tisbury, Mass.

Farm of 40 acres: mowing, 6; pasture, 19; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. House, 26x24; L, 18x15; L, 18x20; all with twelve-foot posts; 11 rooms; good repair. Barn, 36x24, twelve-foot post, in good repair. Mostly fenced with stone wall, in good condition. Four

* Not certified to.

springs, 2 cisterns in house and 1 in barn. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. Farm borders on a fresh-water pond 5 miles in circumference. One acre or more can be reclaimed for a cranberry meadow and flooded from springs. It also has an acre of salt marsh meadow land. Fine ocean views to the west and south-west and view of Vineyard Sound. Price, $1,700; cash at sale, $1,000; interest on balance, 6 per cent. Address, Abbie D. Vedder, Cottage City, Mass.

Farm of 30 acres: mowing, 10; pasture, 20; suitable for cultivation, 12. Grass can be cut with a machine. No house. Barn, 30x26, 12-foot post, in good repair. Mostly fenced with rail fences, in poor condition. Pond, brook and springs on place. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. About one acre of marsh land. Has an ocean view and a fine view of Vineyard Sound. Borders on Menamsha Pond, with privilege of pond grass for manurial purposes. Has an acre of peat swamp. Price, $600, all in cash. Address, David Mayhew, Corner Beacon and Park streets, Somerville, Mass.

ESSEX COUNTY.

Rowley.

Sold 1892 G. R. Hardy, Rowley & Mr. Nile Rangely bake Mr. General farming purposes.

* Farm of 90 acres: mowing, 30; pasture, 50; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Large, two-story house suitable for two families. There are two barns, one of them clapboarded and comparatively new, with a cellar under the whole building. The house and buildings have been repaired, a furnace placed in the house, etc., at an expense of $2,700, within two years. Two wells. Railroad station, 3 miles; post-office, Rowley, 2 miles. Price, $2,700; cash at sale, $1,350; interest on balance, 6 per cent. Address, Joseph D. Dodge, Rowley, Mass.

FRANKLIN COUNTY.

Ashfield.

Farm of 190 acres: mowing, 30; pasture, 135; woodland, 25; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 200 trees. Two-story house with L, not very good repair. Two barns, will tie 20 cows; barn cellar, poor repair. Stone wall in very good condition. Running water from

~~* Not certified to.~~

hydraulic ram to house and barn, and well at house. Apples, pears, grapes, peaches and plums, enough for family use, and sometimes $50 worth of apples for sale. Railroad station, Buckland, 7 miles; post-office, Ashfield, 3½ miles, and East Hawley, 2 miles. Price, $1,050; cash at sale, $400; interest on balance, 6 per cent. Address, Frederick Forbes, Buckland, Mass.

Rents for more than enough to pay all taxes and interest on money asked for it.

Farm of 115 acres: mowing, 25; pasture, 50; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees and good sugar-house with all appliances. House, two story, 30x40; L, 16x30; 9 rooms; not very good repair. Barn, 34x40; horse barn, 20x24; 30-foot shed. Cellar under horse barn. All in very good repair. Stone wall and brush fence in good condition. Extra good water supply. Two hundred apple, 6 quince, 8 peach, 6 pear trees and 2 grape vines. Railroad station, Buckland, 6 miles; post-office, Ashfield, 2½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Chandler Brunson, Ashfield, Mass.

Farm of 94 acres: mowing, 30; pasture, 48; woodland, 16; suitable for cultivation, 30. Twenty-eight acres of grass can be cut with a machine. Sugar bush, 150 trees. Story and a half house with L, 20x16, 6 rooms, fair repair. Barn, 34x40, fair repair. Partly fenced with stone wall. Running water at house and barn. Forty apple trees, and pear, plum, quince and cherry trees and grape vines. Railroad station, Shelburne Falls, 7 miles; post-office, Ashfield, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. The timber is second-growth chestnut, large enough for railroad ties, and old-growth pine. Address, Ambrose Kelley, Ashfield, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 22. Nearly all the grass can be cut with a machine. Sugar bush, 200 trees. House, 30x26; L, 35x15; 9 rooms; good repair. Barn, 40x36; horse barn; both in good repair. Stone walls and pole fence in fair condition. Well. Fifty apple trees. Railroad station, Charlemont, 6 miles; post-office, Hawley, 2 miles. Price, $1,000, all in cash. Address, Henry Fuller, Ashfield, Mass.

Bernardston.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 60 trees. House, 30x40; L, 30x30; 9 rooms; needs shingling. Barn, 42x60, in good repair, with cellar, and slated. Rail fences. Running water. Seventy-five apple and 12 other fruit trees. Railroad station, Bernardston, 3½ miles; post-office,

Bernardston, 3½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. This farm was bought for the timber on it. I will give possession any time if I can reserve the right to cut the timber. Address, Hartley Hale, Bernardston, Mass.

Buckland.

Farm of 100 acres: mowing, 15; pasture, 50; woodland, 35; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 18x30; L, 12x20; 7 rooms; not in first-class repair. Horse barn, in fair repair, with cellar. Mostly fenced with stone wall in good condition. Good water supply. One hundred and fifty apple trees and 4 other fruit trees. Railroad station, Buckland, 2 miles; post-office, Buckland, 1½ miles. Timber enough on place to pay for it. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Wm. B. Avery, East Charlemont, Mass.

* Farm of 260 acres: mowing, 70; pasture and woodland, 190; suitable for cultivation, 50. Fifty acres of the grass can be cut with a machine. Two-story house, 20x25; 10 rooms; poor repair. No barn. Stone wall and brush fence in fair condition. Good spring. One thousand two hundred apple trees and 20 pear trees. Railroad station, Buckland, 4 miles; post-office, Buckland, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Peter Boerlin, Holyoke, Mass.

Conway.

Sold 1892 Abraham Tanner Williamsburg For Sale.

Farm of 225 acres: mowing, 30; pasture, 140; woodland, 85; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 20x30; L, 22x50; 12 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall and wooden fence in good condition. Living spring and well. One hundred apple trees, and cherries, pears, peaches and grapes. Railroad station, Williamsburg, 5 miles; post-office, Williamsburg, 4 miles. Price, $2,000, all in cash. Address, Mrs. E. P. Williams, Buckland, Mass.

Hawley.

Farm of 90 acres: mowing, 30; pasture, 30; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 150 trees. House, 25x40; L, 15x20; 12 rooms; fair repair. Barn, 40x45, in good repair, with cellar. Partly

* Not certified to.

fenced with stone wall, and partly with wood. Running water to buildings. One hundred and ten apple and 5 other fruit trees. Railroad station, Charlemont, $\frac{3}{4}$ mile; post-office, Charlemont, $1\frac{1}{2}$ miles. Had 150 barrels of apples last year and 60 barrels this year. Price, $1,800; cash at sale, $800; interest on balance, 5 per cent. Address, A. L. Tyler, Charlemont, Mass.

Heath.

Farm of 95 acres: mowing, 14; woodland, about 15; balance in pasture. Almost all the grass can be cut with a machine. Sugar bush, 400 trees. Large two-story house; good-sized L; 9 rooms; good repair. Main barn, 30x30; L, 30x20; shed, 40 feet long; horse barn, 25x25; barn cellar; all in fair repair. Mostly fenced with stone wall in fair condition. Running water at house and barn, and well. Forty apple trees of bearing age and a number of young ones; 2 or 3 pear, 2 plum, 3 cherry and 3 quince trees, all young. Railroad station, Charlemont, 5 miles; post-office, Heath, 5 minutes' walk. Five minutes' walk from school, store and church. Price, $1,800; cash at sale, $500; and $100 per year, with interest on balance, 5 per cent. Address, James A. Bray, Granby, Mass.

Farm of 100 acres: mowing, 60; pasture, 20; woodland, 20; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 150 trees. House, 40x30; L, 35x15; 7 rooms; fair repair. Barn, 40x35, not in very good repair, with cellar. Stone wall and rail fence in fair condition. Good springs. Fifty apple, 8 crab-apple and 2 pear trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Buildings built thirty-one years ago. Address, Fred E. Read, Shelburne Falls, Mass.

Farm of 110 acres: mowing, 30; pasture, 30; woodland, 50; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 140 trees. House, 38x22; L, 16x20; 9 rooms; comfortable repair. Barn, 40x40; L, 13x20; shed, 22x40; in good repair, with cellar. Partly fenced with stone wall and partly with wood in fair condition. Good water supply. One hundred apple and 7 other fruit trees. School $\frac{1}{3}$ mile distant. Railroad station, Zoar, 6 miles; post-office, North Heath, $2\frac{1}{2}$ miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Andrew Stone, Warren, Mass.

* Farm of $\frac{1}{2}$ acre: mowing, $\frac{1}{3}$ acre. Grass can be cut with a machine. House, 40x24; L, 30x24; 10 rooms; fair repair. Barn,

* Not certified to.

20x40, good repair. Stone wall. Water from spring. Three apple trees. Price, $500; cash at sale, $25; interest on balance, 5 per cent. Land belonging to another estate can be furnished at a low price if desired. Railroad station, Charlemont, 4 miles; post-office, Heath, 20 feet. Address, H. J. Stone, West Granville, Mass.

Farm of 100 acres: mowing, 60; pasture, 40; woodland, 20; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 40x30; L, 30x20; 9 rooms; fair repair. Two barns, 40x30 each, not in very good repair, with cellar. Three good springs. Sixty apple, 2 pear and a number of crab-apple trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Address, Lucy E. Gleason, Shelburne Falls, Mass.

* Farm of 145 acres: mowing, 27; pasture, 60; woodland, 60; suitable for cultivation, 27. Sugar bush, 300 trees. House was burned. Cattle-barn, 30x51; horse-barn, 20x30; both in good repair. Largely fenced with stone wall in good repair. One hundred apple trees. There is a large amount of wood and timber suitable for building purposes on the place, and it is handy to mills and market. Railroad station, Charlemont, 5½ miles; post-office, Heath, 1½ miles. Price, $400; cash at sale, $250; interest on balance, 5 per cent. Address, Wm. L. Cook, Adamsville, Mass.

Sold Oct, 24, 1892

Farm of 170 acres: mowing, 35; pasture, 115; woodland, 20; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 200 trees. Two-story house, 24x32; L, 20x36; 8 rooms; good repair. Barn, 52x30, in comfortable repair. Stone wall in good condition. Running water at house and barn, and well. One hundred and twenty-five apple trees. Two sheds attached to barn, 50x20, and 30x20. School-house within 100 rods. Railroad station, Charlemont, 3 miles; post-office, Heath, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 6 per cent. Address, Winfield S. Canedy, Shelburne Falls, Mass.

Leverett.

Farm of 45 acres: mowing, 20; pasture, 25; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x40, 7 rooms, good repair. Barn, 30x40, good repair. Virginia fence in good condition. Water supply from wells and springs. Fifty apple and 7 other fruit trees. Railroad station, Montague, 3 miles; post-office, North Leverett, 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Eunice L. Billings, North Leverett, Mass.

* Not certified to.

Leyden.

Farm of 83 acres: mowing, 24; pasture, 48; woodland, 11, all hard wood; suitable for cultivation, 24. Grass can be cut with a machine. One-story house, 28x30; L, 18x36; 5 rooms; fair repair. Barn, 30x40, in fair repair, with cellar. Good stone wall and new board and barbed-wire fence. Two wells 5 rods from house. About 60 apple and 25 small fruit trees. One of the pastures has been mowed with a machine for two years past. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent on $800 and 6 per cent on balance. Address, Gilbert E. Jones, Greenfield, Mass.

Farm of 165 acres: mowing, 30; pasture, 107; woodland, 28; suitable for cultivation, 50. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House, 24x32, 6 rooms, poor repair. Barn, 42x60, in good repair, with cellar. Horse-barn in poor repair. New corn-house. Stone wall, rail and barbed-wire fence. Running water at house and barn. Forty-five apple trees and fifteen other fruit trees. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Gilbert E. Jones, Greenfield, Mass.

Monroe.

Farm of 50 acres: mowing, 15; pasture, 10; woodland, 25; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 500 trees. No buildings. Stone wall in fair condition. Forty-five apple trees. Railroad station, Monroe Bridge, 1¼ miles; post-office, Monroe Bridge, 1¼ miles. Woodland is heavily timbered with beech, birch, maple, ash and spruce. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Northfield.

Farm of 3 acres: mowing, 2; woodland, 1; suitable for cultivation, 2. Grass can be cut with a machine. House, 25x25, 5 rooms, in comfortable repair. No barn. Fences in fair condition. Good well. Forty-six apple trees. Railroad station, Northfield Farms, 1½ miles; post-office, Northfield Farms, 1½ miles. Price, $250, all in cash. Address, W. H. Stratton, Northfield Farms, Mass.

Bored too much by letter + postals. Scarcity rich of it

Farm of 45 acres: mowing, 8; pasture, 15; woodland, 20; suitable for cultivation, 6. Grass can be cut with a machine. House,

20x35; L, 15x15; 6 rooms; fair repair. Barn, 25x35, in very good repair. Stone wall and barbed-wire fence. Good well and brook. Twenty-five apple and 12 other fruit trees. Saw and grist-mill ½ mile from place. Railroad station, Mount Hermon, ½ mile; post-office, Mount Hermon, ½ mile. Price, $600; cash at sale, $400; interest on balance, 6 per cent. Address, David Howe, West Northfield, Mass.

Farm of 100 acres: mowing, 20; pasture, 60, consisting of pasturing, young timber and wood; woodland, 20; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 1,000 trees. One-story house, 4 rooms, fair repair. Fair-sized barn, in fair repair. Rail fences in poor condition. Well and aqueduct. Large number of apple and some pear, peach and cherry trees. Railroad station, Northfield, 1½ miles; post-office, Northfield, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, A. R. Lyman, Northfield, Mass.

Farm of 25 acres: mowing, 8; pasture, 7; woodland, 10; suitable for cultivation, 8. Grass can be cut with a machine. House of 7 rooms. Barn, 28x36, in good repair. Rail fence, in good condition. Good well. Forty apple and 30 other fruit trees. Railroad station, Northfield, 3 miles; post-office, Northfield, 5 miles. Price, $400, all in cash. Address, Mary M. Shepardson, Northfield, Mass.

Rowe.

Farm of 90 acres: mowing, 30; pasture, 45; woodland, 15; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x40; L, 12x20; 8 rooms; good repair. Barn, 40x60, in good repair. Mostly fenced with stone wall in fair condition. Wells, with pump. Seventy-five apple and 3 other fruit trees. Railroad station, Zoar, 4 miles; post-office, Rowe, 1¼ miles. Price, $1,500; cash at sale, $500; interest on balance, 5 per cent. Address, E. E. Todd, Zoar, Mass.

Shelburne.

Farm of 68 acres: mowing, 10; pasture, 35; woodland, 23; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x36; L, 20x44; 17 rooms; good repair. Barn, 40x38, barn cellar, fair repair. Rail fence and stone wall in good condition. Good water supply. Forty apple and 10 other fruit trees. Railroad station, Shelburne Falls, 3½ miles; post-office, Shelburne, 1½ miles. Price, $1,600;

cash at sale, $400; interest on balance, 5 per cent. Address, J. M. Johnson, Shelburne, Mass.

Farm of 35 acres: mowing, 10; pasture, 25; suitable for cultivation, 9. Grass can be cut with a machine. House, 30x40; L, 20x30; 6 rooms; poor repair. Barn, 30x40, not in very good repair. Stone wall and rail fence in fair condition. Water from well. Quite a number of apple trees. Railroad station, Shelburne Falls, 4½ miles; post-office, Shelburne, 2½ miles. Price, $600, all in cash. Address, Geo. E. Taylor, Greenfield, Mass.

Take out Closing Guardianship. Farm have returned to owners

SHUTESBURY.

Farm of 40 acres: mowing, 6; pasture, 10; woodland, 20; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x24, 5 rooms on ground floor and unfinished chambers; poor repair; house and barn joined by shed. Barn, 30x20, needs repairing. Stone wall and rail fence. Good well, never failing. About 40 apple trees, mostly grafted, and some peaches and cherries. Railroad station, South Montague, 7 miles; post-office, Shutesbury, 2 miles. Plenty of wood and growing timber on farm. Price, $750; cash at sale, $400; interest on balance, 6 per cent. Address, Edwin Stone, Orange, Mass.

Disposed of to some minor children - will probably be sold to settle the estate.

Farm of 56 acres: mowing, 15; pasture, 30; woodland, 10; suitable for cultivation, 25. Grass can be cut with a machine. One-story house, 26x32; L, 12x12; 6 rooms; good repair. Barn, 36x36, in good repair. Never-failing water supply. Stone wall and rail fence in fair repair. Fifty apple, 6 pear, 20 plum and 15 peach trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 3 miles. Price, $300, all in cash. Address, G. A. Berry, Cooleyville, Mass.

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Farm of 60 acres: mowing, 8; pasture, 18; woodland, 34; suitable for cultivation, 12. Almost all the grass can be cut with a machine. One-story house, 5 rooms, in need of some repairs. Small barn in good repair. Some stone wall and some wire fence. Good well at house and running water back of barn. Twenty apple and 12 other fruit trees. Railroad station, Leverett, 6 miles; post-office, Shutesbury, 1 mile. Price, $400; cash at sale, $100; interest on balance, 4 per cent. Address, Mrs. Fred Ross, Shutesbury, Mass.

Sold 1892 J. B. Andrews, Boston, Poultry farm.

* Farm of 75 acres: mowing, 12; pasture, 15; woodland, 48; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, 24x34; 1½ story L, 15x28; 7 rooms; good repair; small house joining L, 24x24, 4 rooms. Barn, 33x33,

* Not certified to.

in good repair, with cellar. Stone wall and rail fence. Water from well. Seventy-five apple, 50 peach, some plum and some cherry trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 2 miles. Price, $900; cash at sale, $450; interest on balance, 6 per cent. There is considerable timber on the place, and I would sell it considerably cheaper without the timber. Address, N. A. Briggs, Shutesbury, Mass.

Warwick.

Sold 1891 Geo. B. Dudley Jefferson St., Lynn. Now unoccupied. Wrote him

Farm of 148 acres: mowing, 20; pasture, 64; woodland, 64; suitable for cultivation, 60. Nearly all the grass can be cut with a machine. Sugar bush, 25 to 50 trees. House, 25x30; L, 10x20; 7 rooms; poor repair. No barn but frame, 40x60. Well at house, large brook and several springs. Mostly fenced with stone wall. One hundred and fifty apple trees, other fruit of little value. Railroad station, Athol, 8 miles; post-office, Richmond, N. H., and Tully, Mass., 4 miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. There is wood and timber enough to pay for farm. Address, L. Everett Bixby, Warwick, Mass.

Wendell.

Farm of 100 acres: mowing, 15; pasture, 40; woodland, 45; suitable for cultivation, 25. Land slopes to the south. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x32; shed, 12x24; 7 rooms; fair repair. Barn, 30x32, in fair repair, with cellar. Wood fence suitable to keep stock. Water from well. Fifty apple trees. There are 200 or 300 cords of wood on the place and timber sufficient to repair buildings. Railroad station, Wendell, 3 miles; post-office, Wendell, 1¾ miles. Price, $650; cash at sale, $200; interest on balance, 6 per cent. Address, Andrew Baker, Wendell, Mass.

Farm of 25 acres: mowing, 4; pasture, 13; woodland, 8; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 14x20; L, 10x12; 5 rooms; fair repair. Barn, 20x30, in good repair, with cellar. Stone wall and wood fence in fair condition. Good well. Twelve apple trees. Railroad station, Wendell, 5 miles; post-office, New Salem, 2½ miles. There is a valuable growth of pine timber on the place. Price, $800; cash at sale, $500; interest on balance, 7 per cent. Address, C. F. Pond, Hollis, N. H.

Would sell for $200 less, reserving the timber.

Farm of 5 acres: mowing, 5; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; L, 14x20; 8

rooms; fair repair. Barn, 20x30, in good repair, with cellar. Half fenced with stone wall and half with rail. Good well. Twenty-five apple and 5 other fruit trees. Within 10 rods of church and school. Railroad station, Wendell, 3½ miles; post-office, Wendell, 4 rods. Price, $700; cash at sale, $350; interest on balance, 6 per cent. Address, Henry E. Holden, Orange, Mass.

Farm of 110 acres: mowing, 10 to 15; pasture, 40; woodland, 55; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, 24x30; L, 12x16; 7 rooms; good repair. Barn, 18x24, attached to L, in good repair. Fences and stone wall in poor condition. Good water in house. Fifty or more apple trees and 1 or 2 pear trees. Railroad station, Wendell, 6 miles; post-office, Locks Village, ¾ mile. Price, $850; cash at sale, $425; interest on balance, 6 per cent. Address, Warren Ames, Locks Village, Mass.

Sold 1892 Landon J. Grover for farming purposes.

Farm of 75 acres: mowing, 10: pasture, 15; woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. Cottage, 25x30; L, 16x20; 7 rooms; good repair. Barn, 28x32; shed, 28x12; both in very good repair. Mostly fenced with stone wall in good condition. Never-failing well. Seventy-five apple trees and 25 other fruit trees. Railroad station, Wendell, 2¾ miles; post-office, Wendell, 1½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. Address, A. J. Coburn, 16 Courtland Street, Everett, Mass.

Farm of 80 acres: mowing, 20; pasture, 30; woodland, 30; suitable for cultivation, 18. Most of the grass can be cut with a machine. House, 28x36, 6 rooms, good repair. Barn, 30x40, in fair repair, with cellar. Mostly fenced with stone wall. Well at buildings; spring in pasture. Fifty apple trees. Railroad station, Wendell, 5 miles; post-office, Wendell, 1½ miles. Price, $1,100; cash at sale, $500; interest on balance, 5 per cent. Address, Wallace Raymond, Wendell, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 45; suitable for cultivation, between 10 and 30. Grass can be cut with a machine. Sugar bush. House of 7 rooms; in need of some repairs. Barn, 30x40, with cellar, needs shingling. A shed capable of holding three or four teams connects the barn with the house. Some stone wall and rail fence, in fair condition. Good water supply at house and barn. About 20 apple trees and plenty of blackberries and blueberries. Railroad station, Wendell, 5 miles; post-office, Wendell, 1 mile. Price, ~~1,000~~; cash at sale, $500 or $600; interest on balance, 6 per cent. Address, Joseph Garrett, 4 Union Place, Worcester, Mass.

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* Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 20x30; L, 15x12; 8 rooms; good repair. Barn, 24x30, not in very good repair, with cellar. Fences in poor condition. Running water to the house. Fifty apple, 6 pear, 2 plum and 2 quince trees, and some grape vines. Railroad station, Miller's Falls, 4 miles; Erving, 4 miles; post-office, Wendell, 3 miles; Farleyville, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Chas. J. Andrews, Miller's Falls, Mass.

HAMPDEN COUNTY.

Blandford.

Sold 1892 Lewis Phillips & others of Springfield. Cutting off the timber.

Farm of 280 acres: mowing, 80; pasture, 60 to 80; woodland, 120 to 140, at least thirty years' growth; suitable for cultivation, 40. Most of the grass can be cut with a machine. Sugar bush, 300 to 400 trees. No buildings. Brush and pole fence and some stone wall. Well and good spring. Fifty apple trees. Railroad station, Chester, 5 to 6 miles; post-office, North Blandford, 4 miles. Price, $1,200 to $1,500. Address, H. L. Smith, Chester, Mass.

Sold 1892 W. F. Stephens Blandford Stock Raising

Farm of 120 acres: mowing, 35; pasture, 40; woodland, 45; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x40, 11 rooms, poor repair. Barn, 30x40, good repair. Stone wall and rail fence in fair condition. Good well. One hundred apple trees. Railroad station, Huntington, 3 miles; post-office, Huntington, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Alvah Bishop, Huntington, Mass.

Farm of 750 acres: mowing, 110; pasture, 150; woodland, 490; suitable for cultivation, 75. Grass can be cut with a machine. Sugar bush, 2,000 trees. Two-story house of 10 rooms. One and one-half story house of 6 rooms. One and one-half story house of 7 rooms. Two of the houses are in comfortable condition. Six large barns, 5 of which are in good repair and 3 of which have cellars. Stone wall and rail fence. Good wells at each house and running water to one of the barns. Five hundred apple trees producing 1,000 bushels of fruit in bearing seasons. Railroad station, Huntington, 4 miles; post-office, Blandford Centre, 3 miles. Price, $10,000; cash at sale, $1,500; interest on balance, 5 per cent. Will sell either as one farm or as

* Not certified to.

three separate farms. Good fishing and hunting in the neighborhood. Address, Franklin Leonard, 15 Myrtle Avenue, Westfield, Mass.

Brimfield.

Farm of 160 acres: mowing, 25; pasture, 115; 20 acres of sprout land; suitable for cultivation, 25. All but 3 or 4 acres of the grass can be cut with a machine. Besides this there are 15 acres of meadow in Warren, $\frac{1}{4}$ mile distant, which will be included with the farm. Fences in pretty good condition. Good water supply. About 100 apple trees. Railroad station, West Brimfield, $1\frac{1}{4}$ miles; post-office, West Brimfield, $1\frac{1}{4}$ miles. Price, $1,300; cash at sale, $500; interest on balance, 6 per cent. Address, Michael T. Brosnahan, West Warren, Mass.

Farm of 80 acres: mowing, 20; pasture, 38; woodland, 12; suitable for cultivation, 10. House, 25x25, 6 rooms, poor repair. Barn, 25x60, in poor repair. Mostly fenced with stone wall in fair condition. Water supply from brook and wells. About 20 apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{2}$ miles. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Farm is located partly in Brimfield and partly in Wales. Address, H. K. Wight, Indian Orchard, Mass.

Farm of 115 acres: mowing, 45; pasture, 20; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x28; 7 rooms, good repair; no L, but building 20x24, joining the house. Barn, 35x45, in good repair, with cellar. Was built in 1888. Wooden fences in fair condition. Water supply from brook. About 100 apple and 8 other fruit trees. Railroad station, 4 miles; post-office, Monson, 4 miles. Price, $1,000; cash at sale, $300; interest on balance, 5 per cent. Address, E. P. Hynes, Monson, Mass.

* Farm of 36 acres: mowing, 16; pasture, 20; suitable for cultivation, 12. Most of the grass can be cut with a machine. House, 20x28; L, 14x40; 6 rooms; poor repair. Barn, 24x30, in good repair. Rail and wire fences in good condition. Never-failing well and brooks. Sixteen apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{4}$ miles. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, J. C. Burley, Wales, Mass.

Chester.

Farm of 85 acres: mowing, 25; pasture, 55 to 60; suitable for cultivation, 20. Grass can be cut with a machine. No buildings. Stone wall in good condition. Well watered by springs. Remains

* Not certified to.

of an old apple orchard and a few other old fruit trees. Railroad station, Chester Depot, 2½ miles; post-office, Chester Centre, 2 miles. School within ¼ mile. Price, $500; cash at sale, $125; interest on balance, 6 per cent. Address, Wm. B. Taylor, Saratoga Springs, N. Y.

Farm of 120 acres: mowing, 40; pasture, 40; woodland, 40; suitable for cultivation, 10. Grass can be partly cut with a machine. Sugar bush, 200 large and 1,500 small trees. House, 40x20; L, 22x18; 5 rooms; good repair. Barn, 30x40, with sheds, good repair. Stone wall mostly in good condition. Running water from spring. Seventy-five grafted and 100 common apple trees, 1 nice peach and 3 pear trees, besides quinces and grapes. Railroad station, Huntington, 7 miles; post-office, Littleville, 2 miles. Price, $1,000; cash at sale, $400; interest on balance, 5 per cent. There is a hand hay press in good repair. Address, O. W. Beach, Chester, Mass.

Sold 1892 Amasa Belden farming purposes.

Farm of 170 acres: mowing, 30; pasture, 70; woodland, 70; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House burned down. Barn, 40x40; barn, 15x30; barn, 18x30; all in fair repair. Mostly fenced with stone wall. Well and running water. Apples, peaches, plums, pears and grapes. Railroad station, Huntington, 6 miles; post-office, Littleville, 2 miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Granville.

Farm of 390 acres: mowing, 25; pasture, 150; woodland, 150; suitable for cultivation, 50. About two-thirds of the grass can be cut with a machine. House, 30x40; L, 18x35; 12 rooms; fair repair. Barn, 30x50; barn, 15x20, and horse barn and sheds; newly built in 1883 or 1884; cellar under the large barn. Rail and wire fence in fair condition. Well at house, springs and streams at barn and in all pastures. Twenty-five to 30 apple and 4 or 5 pear trees. Railroad station, Westfield, 11 miles; post-office, West Granville, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, William G. Snow, East Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 50; woodland and waste, 30; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 34x24, two story; L, 16x14; 12 rooms; fair repair. Horse barn, 24x24, barn cellar, good repair; small stock barn in good repair. Running water from pure spring at house and barn. Forty-five apple and 10 other fruit trees

besides grape vines. Railroad station, Southwick, 8 miles; post-office, East Granville, 1½ miles. Price, $1,600; cash at sale, $800; interest on balance, 6 per cent. Address, James H. Seymour, ~~Granville, Mass.~~ 412 West Main St. New Britain, Ct.

Farm of 100 acres: mowing, 20; pasture, 20; woodland, 30 to 35; suitable for cultivation, 10. Some of the grass can be cut with a machine. House, 30x20; L, 18x12; 7 rooms; poor repair. Small barn in poor repair. Stone wall and wire fence in fair condition. Water from spring. Twelve or 15 apple trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. A. B. Spelman, 57 North Elm Street, Westfield, Mass. Sold 1892 Edwin Cowles, Fairfield, Mass don't know for what purpose but expect sheep.

* Farm of 135 acres: mowing, 35 to 40; pasture, 60; woodland, 40; suitable for cultivation, 40. There are also 80 acres adjoining, not included in this estimate. Most of the grass can be cut with a machine. House, 40x30; L, 25x18; 14 rooms; good repair. Two barns, each 40x30; horse-barn and sheds all in good repair. Stone wall and wooden fence in fair condition. Good well. Good young orchard of choice apple trees; also peach and plum trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Tools, etc., can go with the place if desired. Address, W. C. Clark, 52 Broad Street, Westfield, Mass.

Farm of 40 acres: mowing, 10; pasture, 30. Grass cannot be cut with a machine. House, 28x30; L, 16x24; 9 rooms; not in very good repair. Barn, 30x40, in fair repair. Fences not in very good condition. Good well. Fifty apple trees. Railroad station, Southwick, 10 miles; post-office, West Granville, ¼ mile; Price, $700; cash at sale, $500; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass. Sold D. Harmon Springfield 1892 rent say for what.

Farm of 250 acres: mowing, 60; pasture, 100; woodland, 90; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 250 trees. House, 24x28; L, 22x40; L, 18x20; 12 rooms; good repair. Barn, 44x44; barn, 30x40; barn, 24x26; all in good repair. Stone wall and rail fence. Plenty of spring water. Five hundred apple trees. Railroad station, Westfield, Mass., New Hartford, Conn.; post-office, West Granville, 2¼ miles. ~~Over 1,000,000 feet of good lumber on the place.~~ Orchard yields 200 barrels of winter apples every year. Price, $7,500; cash at sale, $3,000; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

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* Not certified to.

Hampden.

Farm of 80 acres: mowing, 35; pasture, 40; woodland, 5; suitable for cultivation, 40. Grass can be cut with a machine. Large two-story house; L, 16x24; 15 rooms; fair repair. Barn, 40x50, two sheds, in fair repair, with cellar. Stone wall and rail fence not in first-class shape. Well water at house and barn. One hundred apple and 20 pear trees. Post-office, Hampden, 1½ miles; North Wilbraham and Monson railroad stations are about 5 miles from farm; East Longmeadow, about 6½ miles. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Address, J. F. Whitaker, East Longmeadow, Mass.

Holland.

Farm of 130 acres: mowing, 20; pasture, 30; woodland, 80; suitable for cultivation, 30. Part of the grass can be cut with a machine. One and a half story house, 22x32; L, 14x20; 10 rooms; good repair. Two barns, 32x16 and 16x12, in good repair. Stone wall and rail and slab fence in poor condition. Never-failing well. About 50 apple, 2 pear and 5 peach trees and some good grapes. Railroad station, Southbridge, 9 miles; post-office, Mashapaug, Conn., 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. There is an old saw and grist mill on the place, which is somewhat run down, but could be repaired and would have a good deal of work. Address, George Wallace, Mashapaug, Conn.

Would sell buildings and 10 or 12 acres of land for $600.

* Farm of 80 acres: mowing, 12; pasture, 40; woodland, 20; suitable for cultivation, 12. Grass can be cut with a machine. House, 28x30, 6 rooms, fair repair. No barn. Stone walls in poor condition. Good well. One hundred apple, 8 peach, 6 pear trees and 6 quince bushes. Railroad station, Southbridge, 9 miles; post-office, Holland, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill adjoining farm. Address, L. M. Howlett, Worcester, Mass.

* Farm of 75 acres: mowing, 10; pasture, 50; woodland, 20; suitable for cultivation, 20. Grass cannot be cut with a machine. Two-story house, 10 rooms, poor repair. No barn, but a barn cellar. Stone walls and rail fence. Not a very good water supply. Seventy-five apple trees, besides peaches and grapes. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, O. M. Kinney, Palmer, Mass.

* Not certified to.

Monson.

Farm of 150 acres: mowing, 50; pasture, 50; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. Two-story house, 30x40; L, 15x20; 12 rooms; not in very good repair. Barn, 36x40, not in very good repair. Stone wall in good condition. Well at house, brook and springs in lot. From 20 to 30 young apple trees, besides peaches, cherries and pears. Railroad station, Palmer or Monson, 2 miles; post-office, Monson, 2½ miles. Price, $2,000, all in cash. Address, C. M. Frederick, Enfield, Mass.

Sold Geo. Blanchard 1892 Born on the place & will make it his home.

Farm of 75 acres: pasture, 25; woodland, 50. No buildings. Water supply good. About 50 apple trees. Railroad station, Monson, 4 miles; post-office, Monson, 4 miles. Price, $500; cash at sale, $200; interest on balance, 6 per cent. Timber consists of pine, chestnut, oak and some walnut. Address, Carlton Bradway, Stafford, Conn.

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Farm of 90 acres: mowing, 20; pasture, 30; woodland, 30, about 1,000 cords of wood; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 30x40; L, 20x30; 9 rooms; good repair. Barn, 30x60, in good repair. Board and rail fence and stone wall in fair condition. Running water from spring. ~~Fifteen~~ Thirty or 40 apple trees and 8 or 10 other fruit trees. Three minutes' walk from school and 3 miles from church. Railroad station, Monson, 3½ miles; post-office, Hampden, 3 miles. Price, $2,200; cash at sale, from $500 up to $800; interest on balance, 6 per cent. Address, Mrs. C. M. Handyside, 27 Osgood Street, Springfield, Mass.

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Would sell for $2000 cash or would exchange for city property.

Farm of 46 acres: mowing, 14; pasture, 19; woodland, 13; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 30x36; L, 16x18; 10 rooms; very good repair. Barn, 26x32, in fair repair. Mowing mostly fenced with stone wall and pasture mostly with wooden fence. Good water supply. Twenty-three apple and 6 other fruit trees. Railroad station, Monson, 3½ miles; post-office, Monson, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, A. C. Smith, Bondsville, Mass.

Tolland.

Farm of 165 acres: mowing, 50; pasture, 60; woodland, 55; suitable for cultivation, 40. Two-thirds of the grass can be cut with a machine. Sugar bush, 600 trees. House, 22x26; L, 25x20; 10 rooms; good repair. Three barns, each 40x30, all in fair repair. Pole and rail fences in good condition. Large

X

spring and good well. Two hundred apple trees, besides pears, plums, grapes and cherries. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 1½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, W. F. Hale, Tolland, Mass.

Farm of 425 acres: mowing, 40; pasture, 50; woodland, 335; suitable for cultivation, 75. Two-thirds of the grass can be cut with a machine. Sugar bush, 3,000 trees. Two-story house, 30x45; L, 30x40; 13 rooms; not in very good repair. Barn, 30x40; barn, 25x35; barn, 25x35; all in fair repair. Stone wall and pole fence in good condition. A good well and spring. Three hundred apple and a few plum and pear trees. Railroad station, Chester, Becket, or Winsted, Conn., 14 miles; post-office, Tolland, 1 mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. There is more than enough timber on the farm to pay for it. Address, C. N. Marshall, Tolland, Mass.

Farm of 73 acres: mowing, 20; pasture, 20; woodland, 33; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House, 26x32; L, 24x28; L, 20x30; good repair. Two large barns and two cow-houses all in good repair; hen-house, hog-pen and wagon-house in addition. Stone walls in good condition. Well and brook. From 100 to 150 apple trees, pear, peach and cherry trees. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 3 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address Edward L. Tinker, Bristol, Conn.

Farm of 200 acres: mowing, 50; pasture, 125; woodland sufficient for farm use; suitable for cultivation, 50. A portion of the grass can be cut with a machine. House, 24x30; 6 rooms; needs some repairs. Three barns of good size, in fair repair. Stone wall and barbed-wire fence in good condition. Well for house and springs for pasture. Fifty apple trees. The fences have been thoroughly repaired within a year. Have cut 35 tons of hay for several years. Railroad station, Winsted, Conn., 9 miles; post-office, Colebrook River, Conn., 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Bronson Brothers, Winchester, Conn.

Wales.

Farm of 200 acres: mowing, 35; pasture and woodland, 150; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, 24x30; one and one-half story L, 16x20; 10 rooms; good repair. Barn, 28x35; barn, 26x30; shed 40 feet

long; all in fair repair. About half fenced with stone wall, the balance in fair condition. Never-failing spring and well at house. Two hundred apple, 20 walnut and 4 pear trees. Railroad station, Stafford Springs, Conn., 6 miles; post-office, Wales, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, John Gavin, Monson, Mass.

Corn barn and cider mill. House built in 1887.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 40. About all of the grass can be cut with a machine. House, 30x60, 6 rooms, will be put in good repair. Two barns, each 40x60, one in good and the other in fair repair. Stone wall and rail fence, mostly in good condition. Six wells, frontage on pond and 2 brooks which are never dry. Seventy-five to 100 apple trees. Railroad station, Monson, 6 miles; post-office, Wales, ½ mile. Price, $1,400; cash at sale, $700; interest on balance, 6 per cent. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Sold Walter D. Coles N. Amherst Jan. 18, 1892. Can't tell use.

Farm of 75 acres. Grass cannot be cut with a machine. Sugar bush, 25 to 30 trees. No house. Barn, 30x50, in very good repair. Stone wall and rail fence in poor condition. Quite a number of apple trees and some cherries. Railroad station, Belchertown, 2½ miles; post-office, Belchertown, 2 miles. Price, $250, all in cash. Farm taken for debt; have never examined, but am told that there is timber enough for railroad ties to more than pay for the place. Address, Joseph Dart, 70 Thomas Street, New York City, N. Y.

Farm of 150 acres: mowing, 45; pasture, 50; woodland, 55; suitable for cultivation, 50. Two-thirds of the grass can be cut with a machine. Two-story house, 37x26; L, 30x17; 13 rooms; good repair. Barn, 65x42, in good repair, with cellar. Three-fourths fenced with stone wall, the rest in poor condition. Abundant water supply. Thirty apple and 6 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 4 miles. Price, $3,500. Address, ~~Alva S.~~ Walker, ~~Belchertown,~~ Mass. Monson Edson St.

Farm of 65 acres: mowing, 25; pasture and woodland, 40; suitable for cultivation, most all of it. Most of the grass can be cut with a machine. One-story house, 30x40; L, 16x20; 8 rooms; good repair. Barn, 80x32, with horse barn, 28x28, both in good condition. Mostly fenced with stone wall. Two good wells.

About 100 apple trees. Railroad station, Belchertown, 1¾ miles; post-office, Belchertown, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 5 per cent. Address, John W. Walker, Granby, Mass.

Sold Andrew Anderson living upon it. 1892.

Farm of 140 acres: mowing, 20; pasture, 70; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x38; L, 20x45; 8 rooms; fair repair. Barn, 40x45, fair repair. Hen-house, 12½x26. Stone wall and rail fence in fair condition. Good well. About 50 apple, 1 peach and 6 plum trees. Berries in abundance. Railroad station, Belchertown, 3½ miles; post-office, Belchertown, 4 miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Edgar S. Lane, Belchertown, Mass.

Sold 1892 W. W. Scarborough, Cincinnati, Ohio. Do not know use.

Farm of 110 acres: mowing, 30; pasture, 40; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 28x30; L, 18x24; 8 rooms; good repair. Barn, 36x48, in good repair, with cellar. Stone wall and rail fence in fair condition. Pump in house and running water at barn. Thirty apple and 15 other fruit trees. Railroad station, Dwight or Pansy Park, 1½ miles; post-office, Dwight, 1½ miles. Price, $850, all in cash. The wood is mostly pine, with some maple, etc. Address, Mrs. John Cody, Dwight, Mass.

Chesterfield.

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Farm of 2~~75~~ acres: mowing, 100; pasture, 100; woodland, ~~75~~ 50; suitable for cultivation, 100. About half of the grass can be cut with a machine. House, 40x36; house, one and one-half story, 30x24; L, 18x24; 12 rooms; good repair. Barn, 40x50; barn, 32x40; both need some repairing. Mostly fenced with stone wall. Running water to house and barn from 3 springs. Sixty bearing and a quantity of small apple trees. Railroad station, Huntington, 9 miles; post-office, South Worthington, 1 mile. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Near school and 1 mile from church. Address, Mrs. E. M. Castle, South Worthington, Mass.

Has concluded not to sell at present.

Farm of 170 acres: mowing, 20; pasture, a few acres; suitable for cultivation, 8 or 10; balance in woodland. Ten acres of the grass can be cut with a machine. Sugar bush, 150 trees. House, 22x30, one and one-half story, 5 rooms, good repair. Barn, 22x30, good repair. Fences in good condition. Two wells. Some grafted apple trees and any quantity of natural fruit; a few peach, 2 or 3 quince and 3 or 4 pear trees. Railroad station, Leeds, 6 miles; post-office, Chesterfield, 4 miles. Price, $850;

cash at sale, $250; interest on balance, 5½ per cent. Address, Reuben W. Clapp, Westhampton, Mass.

Farm of 60 acres: mowing, 10; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 300 old and 1,500 young trees. No buildings. Stone wall not in good condition. Fifty grafted and 100 other apple trees. Railroad station, Williamsburg, 9 miles; post-office, Chesterfield, 2½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. There are 1½ acres of land, with good buildings and all kinds of fruit, which will be sold to go with this place if desired. Address, Orson P. Torrey, 58 High Street, Northampton, Mass.

Farm of 130 acres: mowing, 45; pasture, 50; woodland, 35; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 250 trees. One and one-half story house, 6 rooms, in rather poor condition. Barn, 30x40, in fair repair. Stone wall and pole fence in fair repair. Two wells. Some apple trees; natural fruit. Railroad station, Williamsburg, 6 miles; post-office, Chesterfield, ¾ mile. Place beautifully situated, with a view of eight different towns. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Franklin H. Bryant, Chesterfield, Mass.

Farm of 160 acres: mowing, 25; pasture, 75; woodland, 60; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, with L, 20x30; 8 rooms; in fair repair, with wood-shed attached. Barn, 25x50, in fair repair, with cellar. Stone wall and pole fence. Running water at barn and house. Two hundred grafted apple trees and a large number of natural fruit. Railroad station, Williamsburg, 5 miles; post-office, Chesterfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. Franklin Bryant, Chesterfield, Mass.

Enfield.

Farm of 160 acres: mowing, 15; pasture, 30; woodland, 100; suitable for cultivation, 15. Grass can be cut with a machine. Cannot tell the size of house, and it is nearly worthless. Barn, 30x40, fair repair. Rail fence in poor condition. Water from spring. Railroad station, Enfield, 2½ miles; post-office, Enfield, 2½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, A. S. Atkins, Westfield, Mass.

Does not care to have description Continued.

Middlefield.

Farm of 400 acres: mowing, 40; pasture, 200; woodland, 160; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 30x24, 8 rooms, fair repair; L in poor condition. Barn, 60x26, and an addition, 30x20, has a barn cellar and is in fair repair. Stone wall and brush fence. Running spring water at both house and barn. Two hundred or 300 apple and a few pear and peach trees. Railroad station, Chester, 2½ miles, Middlefield, 1½ miles; post-office, Chester, 2½ miles. Timber is worth more than price of farm. Price, $3,000; cash at sale, $1,500; interest on balance, 6 per cent. Farm is well adapted to either fruit-growing or dairying. Address, W. P. Alderman, Chicopee, Mass.

Farm of 140 acres: mowing, 40; pasture, 100; woodland. 30; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush of young trees. House, 20x35; L, 12x25; 6 rooms; good repair. Barn, 30x40; barn, 40x50; both in good repair. Mostly fenced with stone wall in good condition. Good well. A large number of apple trees. Railroad station, Becket, 2 miles; post-office, Becket, 2 miles. Price, $900, all in cash. Address, Geo. L. Johnson, Becket, Mass.

Sold 1892 for occupancy.

* Farm of 200 acres: mowing, 40; pasture, 100; woodland, 60; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, over 100 trees. House, 25x30; L, 15x20; 11 rooms; fairly good repair. Barn, 30x40, barn cellar, not in very good repair. Nice spring water. A few apple trees. Railroad station, Middlefield, 4 miles; post-office, less than 1 mile. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Merrick A. Marcy, Hartford, Conn.

Northampton.

Farm of 104 acres: mowing, 12; woodland, 92; suitable for cultivation, 50 to 60 when cleared. Grass can be cut with a machine. Sugar bush, 100 trees. House, 25x40; L, 15x30; 7 rooms; needs considerable repairs. Barn, 25x30, in tolerable repair. There are practically no fences. Water supply from Manhan River and Turkey Brook. Perhaps 75 apple and 12 other fruit trees. Railroad station, Easthampton, 4 miles; post-office, Westhampton, 2½ miles. Price, $1,600; terms of sale, $200 annually until $1,000 is paid, when deed will be given; interest on balance, 6 per cent. Address, Lewis H. Clark, Macedon Centre, N. Y.

* Not certified to.

Pelham.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 20. Grass can be cut with a machine. One and one-half story house, 8 rooms, needs some repairs. Barn, 40x40, needs some repairs, with cellar. Rail fence and stone wall in fair condition. Well at house and running water at barn. Railroad station, Amherst or Belchertown, 6 miles; post-office, Pelham, ½ mile. Price, $600; cash at sale, $400; interest on balance, 5 per cent. School and church, ½ mile distant. Address, Herbert S. Johnson, East Amherst, Mass.

Farm of 58 acres: mowing, 30; pasture, 6; woodland, 22; suitable for cultivation, 4 or 5. Part of the grass can be cut with a machine. One-story house, 24x24; 5 rooms; not in very good repair. Barn, 18x15, poor repair. Rail fence. Two wells. Thirty or 40 apple and 56 peach trees and some grapes. Railroad station, Enfield, 6 miles; post-office, Pelham, 1 mile. Price, $600, all in cash. Address, W. S. Thornhill, Palmer, Mass.

Plainfield.

Farm of 123 acres: mowing, 35; pasture, 45; woodland, 40; suitable for cultivation, 35. All but one or two acres of the grass can be cut with a machine. Sugar bush, 200 trees. One-story house, 31x36; L, 12x15; 10 rooms; good repair. Barn, 30x40; barn, 38x20; both need some repairs. Mostly fenced with stone wall. Running water at house and barn. About 50 grafted and 70 ungrafted apple trees; 5 other fruit trees. Good cranberry bog on place, and enough soft-wood timber to do all repairing. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1¼ miles. Price, $1,400; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. L. Willcut, Plainfield, Mass.

Farm of 50 acres: mowing, 25; pasture, 25; suitable for cultivation, 25. Sugar bush, 50 trees. Grass can be cut with a machine. House, 34x24; L, 24x24; 9 rooms; good repair. Barn, 32x30, in good repair. Stone walls in good condition. Running water. Fifty apple and 12 pear and plum trees. Railroad station, Charlemont, 8 miles; post-office, Plainfield, 1¼ miles. There is a good hen-house and wagon shed and plenty of grapes, quinces and berries. Price, $800; cash at sale, $400; interest on balance, 4 per cent. Address, Lafayette Burt, Plainfield, Mass.

Prescott.

Farm of 30 acres: mowing, 25; woodland, 5. House, 22x30, 4 rooms, poor repair. Barn, 24x32, in poor repair. Rail fence in good condition. Thirty apple trees. Railroad station, Greenwich Village, 4 miles; post-office, North Prescott, 2½ miles. Address, Mrs. A. D. Thayer, North Prescott, Mass.

Ware.

Sold. 1892 Adolf Simonsen, Ware. For a home and small farm.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 10. Part of the grass can be cut with a machine. House, one and one-half story; L, one story; 9 rooms; good repair. Barn, 35x40, barn cellar, good repair. Stone wall and wire fence in good condition. Good water supply. Fifty to 75 apple trees of all kinds; fruit trees of nearly all the other kinds. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Large hennery, good carriage and wood shed. Church and school ½ mile distant. Address, Warren V. Howard, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 17. Most of the grass can be cut with a machine. House, 30x40; L, 14x42; 10 rooms; in fair repair. Barn, 30x40, in fair repair. Hen-house, 14x20. Mostly fenced with stone wall in fair condition. Good water supply. Over 70 apple and 30 other fruit trees. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, ~~$2,000~~ $1500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Lydia M. Hoyt, Ware, Mass.

Farm of 65 or 70 acres: mowing and pasture enough to keep 12 head of stock; wood enough for home use; several acres suitable for cultivation. Mowings in fine condition. House burned, but cellar in excellent condition to build upon. Barn, 50x30, in excellent repair, with a very good cellar. Barbed-wire fence in fair condition. First-class water supply. Enough apples, cherries, plums, pears and currants for home use. Railroad station, Ware, 1 mile; post-office, Ware, 1 mile. Price, $1,500; all in cash if possible. Address, D. C. Raymond, South Framingham, Mass.

Farm of 150 acres: woodland, 50; cannot give the other divisions exactly. Not much of the grass can be cut with a machine. House, about 40 foot front, 8 rooms, poor repair. No barn. Stone wall and rail fence in poor condition. Two wells. Twelve apple and about a dozen cherry trees. Railroad station, Ware, 2½ miles;

post-office, Ware, 2½ miles. Price, $1,050; cash at sale, $200; interest on balance, 5 per cent. Address, Mrs. Mary E. Eaton, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 25; woodland, 20; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. House, 30x35; L, 15x25; 14 rooms; good repair. Barn, 40x48, in good repair, with cellar. Good water supply. Wire fence and stone walls in good condition. One hundred and fifty apple, 25 pear and 20 plum trees. Railroad station, Ware, ⅓ mile; post-office, Ware, ½ mile. Price, $4,500; cash at sale, $2,500; interest on balance, 6 per cent. Schools and churches near by. Address, J. H. Cummings, Ware, Mass.

Sold 1892 Michael Donnelly don't know what use it is to be put to.

WORTHINGTON.

Farm of 230 acres: mowing, 45; pasture, 125; woodland, 60; suitable for cultivation, 40. Nearly all of the grass can be cut with a machine. Sugar bush, 800 to 1,000 trees. No buildings. Good cellar to build on at both house and barn. Stone wall and rail and brush fence in fair condition. Running water from good spring through iron pipes. Quite a large orchard, including early, medium, late and winter fruit, with some pears and plums. Railroad station, Huntington, 12 miles; post-office, Worthington, 1½ miles; mail received daily at store ½ mile distant. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Abbie W. Stewart, 167 Spring Street, Springfield, Mass.

Farm of 200 acres: mowing, 40; pasture, 160; woodland, 50; suitable for cultivation, 30. Thirty acres of the grass can be cut with a machine. Sugar bush, 60 trees. No house. Barn, 30x50, in fair repair. Mostly fenced with stone wall in good condition. Well. Fifty apple trees. Railroad station, Huntington, 12 miles; post-office, Worthington, 2 miles. Price, $600; cash at sale, $200; interest on balance, 6 per cent. Address, Mrs. Hattie C. Beach, Worthington, Mass.

MIDDLESEX COUNTY.

ASHBY.

Farm of 65 acres: mowing, 10 or 11; pasture, 12; woodland, 42; suitable for cultivation, 30. All but half an acre of the grass can be cut with a machine. House, 18x40; L, 20x64; 8 rooms; good repair. Barn, 25x48, in good repair. Stone walls in good condition. Two wells and a good spring. Twenty-one apple, 9

plum, 3 apricot, 2 peach and 6 pear trees. Railroad station, Ashburnham, 4 miles; post-office, Ashby, 2 miles. Price, $1,550; cash at sale, $775; interest on balance, 5 per cent. Address, Chas. V. Bogart, 80 Arlington Street, Fitchburg, Mass.

Billerica.

Sold 1892 for permanent home. Name of purchaser forgotten

Farm of 25 acres: woodland, 15, young growth; suitable for cultivation, 10. Two-story house, 7 rooms; one-story L. House in good repair. Barn, 15x15, poor repair. Well. Three apple trees. Railroad station, East Billerica, 10 minutes' walk; post-office, East Billerica, 10 minutes' walk. Six miles to Lowell. Price, $1,400; cash at sale, $300; interest on balance, 6 per cent. Address, G. A. Kimball, Worcester, Mass.

Dunstable.

Has sold a part and don't care to have description continued

Farm of 50 acres: mowing, 20; pasture, 15; woodland, 15; suitable for cultivation, 15. Twelve acres of the grass can be cut with a machine. Two-story house, 18x38; one and one-half story L, 18x22; one-story L, 20x49; 12 rooms; good repair. Barn, 38x63, in good repair, with cellar. Mostly fenced with stone wall in good condition. Good well of soft water at house, and water from a never-failing spring at the barn. One hundred apple, 3 pear and 2 cherry trees. Railroad station, East Groton, ¾ mile; post-office, Dunstable, 2 miles. Price, $3,500; cash at sale, $1,750; interest on balance, 5 per cent. Located within one mile of grist-mill, saw-mill and box-shop. Address, Ira B. Hall, Dunstable, Mass.

Hudson.

Farm of 40 acres: mowing, 6; pasture, 28; woodland, 6; suitable for cultivation, 12. Grass can be cut with a machine. House is of no account. Barn, 30x40, in fair repair, with cellar. Stone wall and rail fence in rather poor condition Running brook and good well. Fifty to 60 apple trees. Railroad station, Rock Bottom, 2 miles; post-office, Rock Bottom, 2½ miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent, if $100 per year is paid. Address, Mary Collins, Maynard, Mass.

Holliston.

* Farm of 40 acres: mowing, 7; pasture, 20; woodland, 13; suitable for cultivation, 12. Grass can be cut with a machine. Sugar bush, 100 trees. Cottage house, with L, 9 rooms, in

* Not certified to.

good repair. Barn, 30x30, in need of some repairs. Fenced by stone wall. Two excellent wells and pump in house. Apple, pear, quince and plum trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. On high land and very pleasantly located. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, Mrs. Fannie E. Ripley, Box 85, Holliston, Mass.

Farm of 120 acres: mowing, 10; pasture, 50; woodland, 60; suitable for cultivation, 40. Part of the grass can be cut with a machine. House, 24x32, 9 rooms, fair repair. Barn, 24x30, fair repair. Mostly fenced with stone wall in poor condition. Wells. Fifty apple and a few other fruit trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. Price, $2,500; cash at sale, $800; interest on balance, 6 per cent. Address, R. C. Hill, Milford, Mass.

Littleton.

* Farm of 45 acres: mowing, 20; pasture, 20; woodland, 5; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x35; L, 20x30; 10 rooms, not in good repair. Barn, 40x40, in quite good repair, with cellar. Mostly stone walls in fair condition. Two wells and water in pasture. Fifty or more apple trees. Railroad station, Littleton, 1½ miles; post-office, Littleton, 1½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. David Tenney, Manchester, Mass.

Natick.

Farm of 91 acres: mowing, 12; pasture, 64; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, small L, 8 rooms, poor repair. Barn, 75x40, in good repair, with barn cellar. Stone wall in good condition. Two springs and Charles River. About 25 apple trees. Railroad station, Wellesley, 2 miles; post-office, South Natick, ½ mile. Price, $4,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, V. Boinay, South Natick, Mass.

North Reading.

Farm of 200 acres: mowing, 25; pasture, 100; woodland, 75; suitable for cultivation, 50. Grass can be cut with a machine. House, 20x40, 6 rooms, not in very good repair. Barn, 30x50, fair condition, with cellar. Mostly fenced with stone wall in fair condition. Good water supply. One hundred and fifty apple

* Not certified to.

trees. Railroad station, North Reading, 2 miles; post-office, Middleton, 1½ miles. Price, $3,200; cash at sale, $800; interest on balance, 6 per cent. Address, Calvin Putnam, Danvers, Mass.

Shirley.

Sold 1892 Chas. Gleason W. Brookfield Farming and poultry.

Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. Two-story house, 22x25; small L with wood-shed attached; 7 rooms; fair repair. Large barn, in good repair, with cellar. Well at house and another at barn. Forty-five apple trees and some pear and crab-apple trees. Situated on high land, not far from two manufactories. Railroad station, West Groton, 1 mile; post-office, West Groton, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Peter Tarbell, Ayer, Mass.

Stow.

Farm of 120 acres: mowing, 30; pasture, 50; woodland, 40; suitable for cultivation, 50. Grass can be cut with a machine. No house. Barn, 36x40, in poor repair. Mostly fenced with stone wall in fair condition. Good water supply. Two hundred and twenty-five apple trees, 14 pear, 3 quince, 6 cherry and 20 peach trees, besides 6 young grape vines and a quantity of raspberry and blackberry bushes. Railroad station, Whitman's Station, ¼ mile; post-office, Rock Bottom, 1 mile. Price, $4,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Jerome Barton, Rock Bottom, Mass.

Farm of 84 acres: mowing, 30; pasture, 24; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House of 10 rooms; small L, with woodshed and carriage-house attached; good repair. Barn, 60x40, needs a little repairing. Three wells. Stone walls and fences in good condition. Ninety apple, 2 crab-apple, 1 cherry and 4 pear trees. Railroad station, Hudson, 4 miles; post-office, Stow, 2 miles. Price, $3,000; cash at sale, $1,500; interest on balance, 5 per cent. Address, Martin Shaughnesy, Hudson, Mass.

Tewksbury.

Farm of 280 acres: mowing, 25; pasture, 85; woodland, 170; suitable for cultivation, 80. Nearly all the grass can be cut with a machine. House, 40x30; L, 25x14; 10 rooms; very fair repair. Barn, 60x35, in good repair, with cellar. Stone wall,

wire and wooden fence in good condition. Water from 2 wells and the river. Thirty apple trees. Railroad station, Silver Lake, 1¼ miles; post-office, East Billerica, 1½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. There is a cranberry meadow and good fishing on the place. Address, Z. P. Foster, Tewksbury, Mass.

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Townsend.

Farm of 50 acres: mowing, 10; pasture and woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x30; L, 24x15; 10 rooms; fair repair. Barn, 40x40, in fair repair. Fences not in very good condition. Good water supply. Twenty-five or 30 apple and 10 plum trees. Railroad station, Townsend, 2½ miles; post-office, Townsend, 2½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Should say there were between 200 and 300 cords of timber on farm and about 300 cords of wood. Address, James H. Dixon, Mason, N. H.

NANTUCKET COUNTY.

Nantucket.

Farm of 42 acres: mowing, 42; suitable for cultivation, 42. Grass can be cut with a machine. Good one and one-half story cottage house; large L; 8 rooms; fair repair. Large barn in fair repair. Poor fences. Well; also on shore of a pond. Railroad station, Nantucket, 20 minutes' walk; post-office, Nantucket, 20 minutes' walk. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Ocean surf one mile from house. Address, Almon T. Mowry, Nantucket, Mass.

Sold Mr G. Chase Nantucket 1892 for farming purposes.

* Farm of 28 acres: mowing, 12; 7 acres of peat swamp and cranberry bog; suitable for cultivation, 6. Grass can be cut with a machine. One and one-half story house; fifteen-foot L; 8 rooms; good repair. Barn, 44x30, in quite good repair. Partly fenced with board and part with rail. Cistern and well. Railroad station, Siasconset, 3 miles; post-office, Siasconset, 3 miles; 6 miles from Nantucket. Price, $1,200; all in cash. Address, Robert Mooney, Nantucket, Mass., Polpis Village.

Farm of 35 acres: mowing, 35; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x30, 7 rooms, fair repair. Barn, 30x30; barn, 28x30, in fair repair, with large root cellar. Board and rail fence. Well at house, cistern at barn, and

* Not certified to.

pond fed by spring on the place. Railroad station, Woods Holl, 20 miles; post-office, Nantucket, 1¾ miles. Price, $1,900, all in cash. Under this price will be included a good lot of farming tools and a pair of matched bay mares. Fine view of town and ocean. Address, Charles G. S. Austin, 299 Hermitage Avenue, Chicago, Ill.

NORFOLK COUNTY.

Canton.

*Farm of 90 acres: mowing, 22; pasture, 28; woodland, 40; suitable for cultivation, 26. Grass can be cut with a machine. Two-story house, about 40x25, 6 rooms, poor repair. Barn, 50x30; barn cellar, poor repair. No fences except one wall. Well. Railroad station, Canton Junction, 1½ miles; post-office, Ponkapog, 1 mile. Price, $5,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Edwin Wentworth, Canton, Mass.

Medfield.

Farm of 79 acres: considerable mowing land; pasture, 25; good deal of woodland; suitable for cultivation, 20. Grass can be cut with a machine. Two and one-half story house, 12 rooms, fair repair. Barn, 30x40, in fair repair, with cellar. Stone walls and a good wooden fence around house. Good water supply. Apple orchard. Included with the farm is a valuable water privilege, a new two-story grist-mill with all new machinery, a shingle mill and circular saw-mill. Railroad station, Medfield, 1 mile; post-office, Medfield, 1 mile. Price, $6,000, all in cash. Address, Eliza R. Richardson, Box 116, Medfield, Mass.

Norfolk.

Sold 1892 Mrs. Clara King. Boston Summer Residence chiefly.

Farm of 65 acres: mowing, 21; pasture, 20; woodland, 24; suitable for cultivation, 31. Grass can be cut with a machine. Two-story house, 40x60; L, 15x20; 12 rooms; good repair. Barn, 60x40, good repair. Barn cellar and silo. Fenced mostly by river. Water from wells and Mill River. Sixty apple trees, 40 peach and 35 pear trees. Railroad station, City Mills, 1¼ miles; post-office, City Mills, 1¼ miles. Price, $3,500; cash at sale, $500; interest on balance, 6 per cent. Farm will keep 20 cows and 3 horses and cuts 30 tons of hay besides filling silo. Address, L. D. Metcalf, City Mills, Mass.

* Not certified to.

Farm of 50 acres: mowing, 15; pasture, 12; woodland, 23; suitable for cultivation, all. Grass can be cut with a machine. One and one-half story house, 30x35; L, 15x20; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall and rail fence in good condition. Good springs in yard and pasture. Twenty-five apple trees and 36 other fruit trees of different kinds. Railroad station, Highlandville, 1½ miles; post-office, Norfolk, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. There is a shop connecting the L and the barn suitable for blacksmithing or other mechanical work. Address, Dennis F. O'Sullivan, Franklin, Mass.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 41; suitable for cultivation, 7. Grass can be cut with a machine. House, 30x23; L, 25x15; 10 rooms; good repair. Barn, 31x26; lean-to, 26x13; very good repair. Fences in fair condition. Good water supply. Thirty apple and a few other fruit trees. Three hundred cords of merchantable wood on the place. Railroad station, Highland Lake, ⅓ mile; post-office, Norfolk, 1¼ miles. Buildings have all been repaired recently. House newly papered and painted. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, James H. Shaw, Franklin, Mass.

Walpole.

Farm of 80 acres: mowing, 25; pasture, 25; woodland, 16; suitable for cultivation, 15. Grass can be cut with a machine. Cottage house, 6 rooms, in very good repair. Barn, 30x36, fair repair. Stone wall mostly in fair condition. Well at house and barn, and nice spring in pasture. Forty apple and 10 other fruit trees. Railroad station, Norfolk, 2½ miles; post-office, Norfolk, 2½ miles. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Franklin M. Pevey, Wilton, N. H.

Wrentham.

Farm of 112 acres: mowing, 20; pasture, 60; woodland, 16; suitable for cultivation, 30. Most of the grass can be cut with a machine. Large house of 9 large rooms; L, 20x16; good repair. Barn, 60x40, in good repair. Fences are in very good condition. Three springs and never-failing well. Forty apple, 7 cherry and 17 pear trees. Railroad station, Wrentham, 2 miles; post-office, Wrentham, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, L. M. Reynolds, Wrentham, Mass.

Farm of 113 acres: mowing, cuts from 15 to 18 tons of hay; pasture, 60; woodland, 30; suitable for cultivation, 20. Part of the grass can be cut with a machine. House of 14 large rooms; L of 1 room; fair repair. Barn, 20x40, needs repairing. Mostly fenced with stone wall and rail fence. There are 2 wells and a cistern. About 25 apple, 8 peach, 6 pear, 1 plum and 1 quince tree. Railroad station, Wrentham, 1½ miles; post-office, Sheldonville, 1½ miles. Price, $1,~~650~~ 800, all in cash. Address, Mrs. E. M. McDermott, Box ~~355~~ 50 Marlboro, ~~Franklin~~, Mass.

Farm of 50 acres: mowing, 15; pasture, 11; woodland, 18; suitable for cultivation, 26. Grass can be cut with a machine. House, 32½x26; west L, 14x13; east L, 26x13; 20 rooms; good repair. Barn, 40x34, in good repair, with cellar. Mostly fenced with stone wall in good condition. Wells at house and barn and one at side of road. Thirty-six apple and 12 pear trees besides 6 grape vines and currants and blackberries. Railroad station, West Wrentham, 1¼ miles; post-office, Sheldonville, 1 mile. One mile from school. Price, $2,500; cash at sale, $1,800; interest on balance, 6 per cent. Address, Eliza E. Grant, Woonsocket, R. I.

Farm of 92 acres: mowing, 12; pasture, not known; woodland, 70; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 24x37; one-story L, 16x21, out of repair. House in fair repair; 8 rooms besides L. Barn, 22x26, barn cellar, fair repair. Corn crib, 10x10. No fences. Good well, cistern with pump in house. Eighteen apple, 3 cherry, 7 peach and 4 pear trees. Railroad station, Wampum, ½ mile; post-office, Sheldonville, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathaniel W. Rogers, Sheldonville, Mass.

Sold Elmer C. Young 100 Bradford St., Everett. For a poultry farm.

Farm of 16⅓ acres: mowing, 5½; wood and sprout land, 9¾; suitable for cultivation, 6½. Grass can be cut with a machine. House, 26x23; 6 rooms; good repair. Barn, 20x20, barn cellar, good repair. Stone wall and wooden fence around the mowing. Well which gets dry in summer. Three apple and 5 other fruit trees. Railroad station, Wrentham, 2½ miles; post-office, Wrentham, 2½ miles. Price, $325; cash at sale, $125; interest on balance, 6 per cent. Address, Henry Augustus George, Plainville, Mass.

Farm of 71 acres: mowing, 10; pasture, 20; woodland, 41; suitable for cultivation, 10. Grass can be cut with a machine. House, 26x36, with woodshed attached; 7 rooms; poor repair. Barn, 22x26, barn cellar, not in very good repair. Stone wall and post and rail fence not in very good condition. Well, not reliable;

good spring 300 feet from house. A few apple, 2 pear and 1 crab-apple trees. Railroad station, Plainville, 2½ miles; post-office, Plainville, 2½ miles. Price, $1,050; cash at sale, $350; interest on balance, 6 per cent. There is a hen-house 80 feet in length, in fair condition. Address, Eli Phelps, Treasurer Foxborough Savings Bank, Foxborough, Mass.

Farm of 22 acres: mowing, 20; suitable for cultivation, 22. Grass can be cut with a machine. House, 31x28; L, 30x15; 12 rooms; good repair. Barn, 62x30; piggery, 14x28; hen-house, 111x20; shed, 15x30. Cemented cellar and 50-ton silo. Stone walls in fair condition. Barn in good repair. Well at kitchen and barn. Twenty old and 11 young apple trees and 12 pear trees; Railroad station, Wrentham, 1 mile; post-office, Wrentham, 1 mile. Price, $5,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, C. S. Doggett, Walpole, Mass.

Sold Miss C. Thomson for a home. 1892

PLYMOUTH COUNTY.

Carver.

Farm of 30 acres: mowing, 10; pasture, 7; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x26; L, 24x12; 8 rooms; fair repair. Barn, 38x22, barn cellar, poor repair. Stone wall and rail fence in good condition. Two wells and a spring. Thirty apple and 2 pear trees, and currant and raspberry bushes. Railroad station, Plymouth, 6½ miles; post-office, North Carver, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. There is a small piece of swampy land suitable for cranberry culture, and the pasturage could be used for cultivation. Address, Walter B. Cobb, 10 Cushman Street, Plymouth, Mass.

*Farm of 30 acres: mowing, 8; pasture, 8; woodland, 14; suitable for cultivation, the pasture might be used. Grass can be cut with a machine. Old-fashioned, low, double house; L, 12x15; 7 rooms; good repair. No barn. Rail fence in fair condition. Good well and spring brook. Twelve apple trees. Railroad station, Plymouth, 6 miles; post-office, East Carver, ½ mile. Price, $900; cash at sale, $400; interest on balance, 6 per cent. There is a swamp of about two acres which can be easily made into a cranberry bog, and there are from 50 to 75 cords of box logs suitable to cut. Address, Winslow Pratt, Middleborough, Mass.

Sold Allerton L. Shurtleff Waterton Dec. 12, 91

Farm of 60 acres: mowing, 3; pasture, 5; woodland, 50; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 24x30; L, 14x35; 10 rooms; good repair.

* Sold.

Barn, 16x26, in good repair. Stake and rail fence in fair condition. Extra good water supply. Fifty apple and 11 pear trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 1½ miles. Price, $1,800; all in cash. Farm is near churches and on the main thoroughfare of the town. Address, John Murdock, South Carver, Mass.

Sold 1892 Prof. Louis Rondelle, Boston Summer Residence?

Farm of 30 acres: mowing, 7; pasture, 8; woodland, 5; suitable for cultivation, 10. Grass can be cut with a machine. Two-story house, 30x30; L, 15x20; 12 rooms; fair repair. Barn, 30x40, in good repair, with cellar. Post and rail fence. Well. Twenty apple and 4 other fruit trees. Railroad station, Plymouth, 6½ miles; post-office, Carver, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Lemuel S. Bumpus, Carver, Mass.

Farm of 50 acres: mowing, 10; pasture, 10; woodland, 30; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x30; L, 20x10; 7 rooms; fair repair. Barn, 20x30, in fair repair, with cellar. Fences not in good condition. Well, and river on the rear line of farm. Twenty apple trees. Railroad stations, Middleborough, 6 miles, Plymouth, 8 miles; post-office, Carver Centre, 1 mile. Price, $1,200; cash at sale, $100; interest on balance, 5 per cent. Address, Henry W. Moulton, No. 103 State St., Boston, Mass.

Farm of 25 acres: mowing, 4; pasture, 10; woodland, 11; suitable for cultivation, 14. Grass can be cut with a machine. House, 25x30, 8 rooms, fair repair. Barn, 25x30, in fair repair. Rail fence in poor condition. Well. Eight apple trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 2 miles. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, William A. Shaw, South Middleborough, Mass.

Duxbury.

Take it out as the sale of it is being negotiated Oct. 10, 1892.

Farm of 12 acres: mowing, 6; pasture, 5½; woodland, ½; suitable for cultivation, 11½. Grass can be cut with a machine. House, 33x36; L, 20x20; 12 rooms; fair repair. Barn, 16x45, with L, 12x18; in poor repair, with cellar. Wooden fences, half in good repair, balance in poor condition. Wells at house and barn. Ninety-four apple trees and 6 small pear trees, besides grape vines. Railroad station, Marshfield, 3 miles; post-office, North Duxbury, 1½ miles. Price, $1,200, all in cash. Address, Henry H. Lewis, North Duxbury, Mass.

Farm of 8⅝ acres: mowing, 3; pasture, 4; suitable for cultivation, 8⅝. Grass can be cut with a machine. Large cottage with medium-sized L; 7 rooms; in very good repair. Barn, 20x30, in

good repair. Fences in poor condition. Very good water supply. Eighteen apple and 3 other fruit trees. Railroad station, Island Creek, 2 miles; post-office, Island Creek, 2 miles. Two poultry houses. This place is peculiarly adapted to poultry, being from fifteen to twenty degrees warmer than other places within a few miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, John A. Shaw, Ayer, Mass.

Farm of 10 acres; mowing, 4; pasture, 6; suitable for cultivation, 10. Grass can be cut with a machine. Good-sized "Cape Cod house" with small L; 5 rooms; in good repair. Small barn, not in very good repair, with cellar. Fences in poor condition. Well, brook and spring on place. Fifteen apple, 4 peach and 10 pear trees. Railroad station, South Duxbury, 1½ miles. Post-office, South Duxbury, 1½ miles. Especially adapted to poultry raising. Price, $1,500, all in cash. Address, Chas. A. Harris, Duxbury, Mass.

2 Postals Returned Unclaimed Don't know where Harris is.

HALIFAX.

Farm of 7 acres: mowing, 7; suitable for cultivation, 5. Grass can be cut with a machine. House, 30x40, 15 rooms. Barn, 30x20, in fair repair. Wooden fences. Good water supply. Eight apple trees. Railroad station, 5 miles; post-office, Halifax, 2 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Wintuxet River borders on one side of farm. Address, Celie Willis, Eastondale, Mass.

Farm of 20 acres: mowing, 10; pasture, 7; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. House, 30x35; L, 8x12; 12 rooms; fair repair. Barn, 30x34, in good repair. Post and rail fence in good condition. Good well. Twenty apple and 4 pear trees. Railroad station, Bridgewater, 4½ miles; post-office, Halifax, 2½ miles. The house is old fashioned, two-story front and one-story back. Price, $700; cash at sale, $300; interest on balance, 6 per cent. Will sell house, barn and six acres of good mowing land for $500; $200 down and $300 to remain on mortgage. Address, Sylvanus Bourne, Halifax, Mass.

Farm of 65 acres: mowing, 15; woodland, 30 acres; part young growth; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x36; L, 20x30; two-story; 11 rooms; quite good repair. Barn, 30x40, in poor repair. Post and rail fence in poor condition. Good water supply. Twenty-five apple and some pear trees. Railroad station, Titicut, 3 miles; post-office, Halifax, 2 miles. Price, $1,100, all in cash. Address, Harriett N. Cobb, Middleborough, Mass.

Hanover.

Sold Lot Phillips of West Hanover Nov. 1891

Farm of 75 acres: mowing, 14; pasture, 25; woodland, 7; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 36x24; one-story L, 28x16; 10 rooms; good repair. Barn, 58x34; carriage-house attached, 24x40; also shed, 59x11. There is a barn cellar, and the barn is in fair repair. Stone wall and post and rail fence not in very good condition. Good well. Water flows through farm its entire length. Twenty-five apple trees. Railroad station, Hanover, 2 miles. Post-office, Hanover, 2 miles. Price, $2,750; cash at sale, $1,000; interest on balance, 5 per cent. Address, Sarah T. Curtis, Hanover, Mass.

* Farm of 171 acres: mowing, 10; pasture, 61; woodland, 100; suitable for cultivation, 71. Grass can be cut with a machine. Large house, large L, 13 rooms, good repair. Large barn, not in very good repair. Rail fence in poor condition. Good water supply. Twenty-six apple and 1 other fruit tree. Railroad station, West Hanover, 1 mile; post-office, West Hanover, 1 mile. Price, $4,800, all in cash. Address, Mary Emma Litchfield, West Hanover, Mass.

Lakeville.

Farm of 50 acres: woodland, 15; the remainder about equally divided between pasturage and land suitable for cultivation. Two-story house, 10 rooms. A good barn cellar. Rail fence. Good water supply. Railroad station, Lakeville, 5 miles; post-office, Lakeville, 5 miles. About seven acres are suitable for cranberry bog. This farm is situated near the chain of Lakeville ponds, which is one of the finest chains of ponds in the State. Price, $800, all in cash. Address, E. G. Cudworth, Lakeville, Mass.

Middleborough.

Sold 1892 Wilson Drake Florida (State) for farming purposes.

Farm of 30 acres: mowing, 20; pasture, 10; woodland, 6; suitable for cultivation, 20. Grass can be cut with a machine. House, 40x32; L, 20x12; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall. Well at house and another at barn. Twenty apple and 3 pear trees. Railroad station, North Middleborough, 3 miles; post-office, North Middleborough, 1 mile. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, S. K. Eaton, Bridgewater, Mass.

* Not certified to.

Pembroke.

Farm of 16 acres: mowing, 10; woodland, 2; suitable for cultivation, 3. Grass can be cut with a machine. House, 28x40; L, 16x28; carriage-house, 20x32; 9 rooms; good repair. Barn, 35x40, in good repair. Stone walls and wood fence in medium condition. Two wells. Twenty-five apple and 25 other fruit trees. Railroad station, Plympton, 3½ miles; post-office, West Duxbury, ¼ mile. A very nice cranberry bog of about ½ acre. Would make a fine poultry farm. Coach and express to Plympton or Hanover. One-sixteenth mile from school and one-eighth mile to church. Price, $1,600; cash at sale, $500; interest on balance, 6 per cent. Address, Almira J. Crossley, North Abington, Mass.

Traded to Joseph Ash who now occupies it as a home. West Duxbury May 14, 1842

Wareham.

Farm of 60 acres: mowing, 11; pasture, 10; woodland, 30; suitable for cultivation, 11. About half of the grass can be cut with a machine. One and one-half story house, 24½x37½; L, 12½x16; 10 rooms; good repair. Barn, 24x40, needs repairing. Stone walls, cedar rail, and stake and picket fence in fair condition. Good well and two brooks, one used to run 2 saw-mills. About 12 apple and a few other fruit trees. Railroad station, South Wareham, 1¾ miles; post-office, South Wareham, 1¾ miles. School, ¼ mile. Price, $1,800; cash at sale, $600; interest on balance, 6 per cent. Twelve to 15 acres can be flowed for a cranberry bog. Seventy-five cords of wood and logs could be cut. There is a trout brook on the place which has been leased for trouting this year. Address, Alexander R. Gurney, Middleborough, Mass.

One acre of cranberry bog now bearing and 10 acres could be used for cranberry culture.

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5

WORCESTER COUNTY.

Ashburnham.

Farm of 129 acres: mowing, 35; pasture, 40; woodland, 54; suitable for cultivation, 35. Nearly all of the grass can be cut with a machine. One and one-half story house, 17x36; one-story L, 12x30; 7 rooms; good repair. Barn, 40x60, with L, 18x30, in good repair, with cellar. Stone wall in good condition. Good water supply. Thirty apple trees and a few plums, grapes and currants. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $1,250; cash at sale, $500, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 50 acres: mowing, 10; pasture, 5; woodland, 35; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 16x25; L, 16x24; 5 rooms; fair repair. No barn. Mostly fenced with stone wall. Good well. Six apple trees. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $550; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 110 acres: mowing, 30; pasture, 45; woodland, 35; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. ~~One-story house, 28x32, 4 rooms, good repair except that it needs shingling. Barn, 36x36, with L, 15x30, not in good repair, with cellar.~~ Stone wall in fair condition. Two good wells. Sixteen apple trees. Railroad station, Ashburnham, 5 miles; post-office, Ashburnham, 5 miles. Price, $~~0~~00; cash at sale, $200; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass. 5

Sold Sept. 5, 1892 Geo N. Booth Ashburnham farming purposes. Poultry.

Farm of 4 acres: mowing, 2½; woodland, 1½; suitable for cultivation, 2½. Grass can be cut with a machine. One and one-half story house, 20x34; L, 13x32; 6 rooms; good repair. No barn. Fenced with stone wall. Good well. Ten apple and 3 other fruit trees. Railroad station, Ashburnham, 3½ miles; post-office, Ashburnham, 3½ miles. Price, $450; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

* Farm of about 70 acres: mowing, 30; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. No buildings. Mostly fenced with stone wall. Good well and spring. A few old apple trees. Railroad station, Ashburnham, 3 miles; post-office, Ashburnham, 3 miles. Six hundred or 800 cords of wood and lumber on place. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, M. B. Lane, Ashburnham, Mass.

Farm of 75 acres: mowing, 25; pasturage and woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x30; L, 16x30; 6 rooms; somewhat out of repair. No barn, but a good barn cellar. Mostly fenced with stone wall, in fair condition. Good well at house and good running water in barn cellar. Forty apple, 5 plum and 3 pear trees and a good grape vine. Railroad station, Ashburnham, 2 miles; post-office, Ashburnham, 2 miles. Price, $1,000; terms to suit purchaser; interest on balance, 5 per cent. Address, F. H. Bauman, Ashburnham, Mass.

* Not certified to.

Barre.

Farm of 270 acres: mowing, 50; pasture, 110; woodland, 110; suitable for cultivation, 50. Grass can be cut with a machine. House, 40x30; L, 80x18; 18 rooms; fair repair. No barn, but cellar where it stood. Principally fenced with stone wall in fair condition. Two wells and three springs. Fifty apple trees and some grape vines. Railroad station, Coldbrook, 2 miles; post-office, Coldbrook Springs, 2 miles. Price, $3,500; cash at sale, $1,000; interest on balance, 5 per cent, with annual payments of $200. Address, Edward Clark, Quinapoxet, Mass.

Farm of 70 acres: mowing, 31; pasture, 34; woodland, 5; suitable for cultivation, 23. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 20x20; 12 rooms; good repair. Barn, 24x30, in good repair. Rail fence and stone wall in fair condition. Pump in house, never-failing running water to barn. Seventy-five apple, 4 pear, 10 peach and 2 English cherry trees and grape vines. Is on main road and has wood and wagon-house built four years ago. Railroad station, Barre, 6 miles; post-office, Barre, 3 miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, Geo. P. King, Barre, Mass.

Boylston.

Farm of 120 acres: mowing, 20; pasture, 40; woodland, 40. Grass can be cut with a machine. A good large house of 10 or more rooms; in good repair. Barn, 40x60, in good repair, with cellar. Stone wall. Wells and springs. Railroad station, Northborough, 2½ miles; post-office, Boylston, 2 miles. Near school. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Noah Wadsworth, Northborough, Mass.

Charlton.

Farm of 118 acres: mowing, 35; pasture, 40; woodland, 43; suitable for cultivation, 25. Grass can be cut with a machine. House, 30x36, 6 rooms besides chambers, fair repair. Barn, 32x36, in fair repair. Shop, 12x18. Mostly fenced with rails in good condition. Good water in the house. One hundred and thirty-five apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 3 miles. Price, ~~$1,180~~ $1500; cash at sale, $600; interest on balance, 6 per cent. Address, Francis Rice, Charlton, Mass.

Farm of 80 acres: mowing, 25; pasture, 35; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house; L, 15x15; 7 rooms; in fair repair. No barn. Stone wall in poor condition. Wells. Fifty apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Amos H. Pratt, 20 Florence Street, Worcester, Mass.

Don't wish to have description continued.

Farm of 30 acres: mowing, 12; pasture, 8; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x28; L, 22x12; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall in good condition. Well. Twenty apple, 5 pear and 3 cherry trees. Railroad station, Oxford, 5 miles; post-office, Charlton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Plenty of small fruits, such as grapes, currants, etc. Plenty of wood and lumber. Address, Sarah E. Fitts, Charlton, Mass.

Farm of 87 acres: mowing, 25; pasture, 37; woodland, 15 acres and 10 acres of sprout land; suitable for cultivation, 35. Grass can be cut with a machine. House, 28x24; L, 15x22; 7 rooms; good repair. Barn, 40x30, in good repair. Shed joining barn, 16x40. Stone wall in good condition. Well at house and running water at barn. Seventy-five apple, 8 pear and 18 peach trees. Railroad station, West Dudley, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Walker, Southbridge, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 36x30; 8 rooms; fair repair. Barn, 24x30, not in very good repair. Partly fenced with stone wall and partly with rail fence. Three good wells. Thirty-five apple, and 3 peach trees. Railroad station, Howarth's, 5 miles; post-office, Charlton, 2 miles. Price, $800, all in cash. Address, Stephen P. Bond, Oxford, Mass.

Farm of 18 acres: mowing, 8; pasture, 10; suitable for cultivation, 8. Grass can be cut with a machine. House, 34x26; L, 12x18; 6 rooms; good repair. Barn, 24x30, in good repair, with cellar. Stone wall in good condition. Two good wells. Thirty-five apple, 1 plum, 4 pear and 3 peach trees, besides currant bushes and 5 grape vines. Railroad station, Howarth's, 3 miles; post-office, Charlton, 3 miles. This is a poultry farm, having one hen-house, 60x12; another, 10x12; and one under the barn, 18x20. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Stephen P. Bond, Oxford, Mass.

Farm of 35 acres: mowing, 20½; pasture, 10, extra good; woodland, 4½, two acres in sprouts; suitable for cultivation, 20½. Grass can be cut with a machine. Two-story house, 22x28; 2-story L, 18x21; 9 rooms; needs shingling, otherwise in fair condition. Barn, 24x36, in good repair, with cellar. Wire fence in good condition. Well at house and spring in pasture, both never failing. Twenty apple and 2 pear trees and 1 grape vine. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Lizzie McIntire, Charlton City, Mass.

Farm of 65 acres: mowing, 25; pasture, 20; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. No buildings. Stone wall. Good water supply. Railroad station, Charlton, 3½ miles; post-office, Charlton City, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, J. J. Upham, 19 Oberlin Street, Worcester, Mass.

Sold Edward Sidan Charlton City 1892 for farming

Farm of 18 acres: mowing, 18. Grass can be cut with a machine. No buildings. Stone wall. Two wells. Thirty apple trees. Railroad station, Charlton; post-office, Charlton Depot. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, George E. Wheelock, Charlton Depot, Mass.

Farm of 78 acres: mowing, 22; pasture, 20; woodland, 36; suitable for cultivation, 22. Grass can be cut with a machine. House, 30x32, 6 rooms, poor repair. Barn, 30x32, poor repair. Stone wall in good repair. Three good wells. Twenty apple and 10 other fruit trees. Railroad station, Charlton Depot, 6 miles; post-office, 3 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Jeremiah Haggerty, Charlton Depot, Mass.

*Farm of 120 acres: mowing, 22; pasture, 50 or 60; woodland, 37; suitable for cultivation, 10 or 12. Nearly all the grass can be cut with a machine. House, 20x30; L, 36x16; 7 rooms; good repair. Barn, 70x32, in good repair. Mostly fenced with stone wall. Two wells. Fifty apple trees, besides cherries, peaches and grapes. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. Chandler Drury, Spencer, Mass.

*Farm of 62½ acres: mowing, 25; pasture, 20; woodland, 17½; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x18; L, 25x12; 4 rooms, poor repair. Barn, 20x30, with cellar; barn, 15x30, without cellar. Both in poor repair. Stone

Don't care to have the description continued

* Not certified to.

wall in fair condition. Lasting wells. Forty to 60 apple and 20 to 30 other fruit trees. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot. Will sell on reasonable terms. Address, F. R. Hammond, Charlton, Mass.

* Farm of 20 acres: mowing, 4; pasture, 5; woodland, 11. Grass can be cut with a machine. House, 20x30, 5 rooms, poor repair. Barn, 25x35, poor repair. Fenced with stone wall. Very good well and spring. Fifteen apple and a few cherry and pear trees. Railroad station, Charlton Depot, ¾ mile; post-office, Charlton Depot, ¾ mile. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Address, H. G. Lamb, Charlton, Mass.

* Farm of 124 acres: mowing, 30; pasture, 54; woodland, 40; suitable for cultivation, 30. Grass can be cut with a machine. House, 40x20; L, 25x20; 12 rooms; poor repair. Barn, 48x36; granary, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Water at house and barn. Thirty-five apple and 18 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Charlton City, 2½ miles. There is a wagon-house, wood-house and tool-house all under one roof and in good repair. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent. Address, Maurice Mahan, Charlton City, Mass.

Farm of 100 acres: mowing, 20; pasture, 25; woodland, 55; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 20x35; 3 L's; 10 rooms; fair repair. Barn, 30x50, in good repair, with cellar. Mostly fenced with stone wall, in good condition. Well and springs. Twenty apple trees. The buildings are slated and the barn is nearly new. There is also a carriage-house, shed and corn-house combined. Railroad station, Southbridge, 2½ miles; post-office, Southbridge, 2½ miles. Price, $1,650; cash at sale, $1,000; interest on balance, 6 per cent. Address, A. L. Hyde, Southbridge, Mass.

* Farm of 69 acres: mowing, 16; pasture, 39; woodland, 14; suitable for cultivation, 12. Most of the grass can be cut with a machine. Two-story house, 18x27; L, 14x20; 6 rooms; fair repair. Barn, 30x42, in fair repair, with cellar under part of building. Mostly fenced with stone wall, in fair condition. Good water supply. Twenty apple and 1 peach tree. Railroad station, Charlton, 2 miles; post-office, Charlton Depot, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Within 2 miles of Charlton City, a thriving village containing 4 mills, post-office, 2 stores and markets, 2 churches, saw-mill and grist-mill. Address, David P. Fuller, Charlton Depot, Mass.

* Not certified to.

Dana.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. Barn, 50x38, in good repair, with cellar. Chiefly fenced with stone wall. Good water supply through aqueduct. Seventy-five apple trees and plenty of grapes. Railroad station, North Dana, 5½ miles; post-office, Nichewaug, ¼ mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Saw-mill, grist-mill, blacksmith's shop, store and school, ¼ mile distant. Address, S. H. Richardson, Dana, Mass.

Douglas.

Farm of 60 acres: mowing, 30; pasture, 15; woodland, 15; suitable for cultivation, 25. Part of the grass can be cut with a machine. One-story house, 30x38, 9 rooms, poor repair. Barn, 30x40, with shed and wagon-house attached, not in good repair. Stone wall and rail fence not in good condition. Two good wells and two brooks. Several dozen apple trees, and three or four pear and butternut trees. Railroad station, East Douglas, 2½ miles; post-office, East Douglas, 3 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Aaron B. White, 20 High Street, Providence, R. I.

Dudley.

Farm of 156 acres: mowing, 30 to 40; pasture, 30 to 40; woodland, 55 acres, thirty years' growth, the rest sprout land; suitable for cultivation, 30 to 40. Grass can be cut with a machine. Stone house, 30x50; stone house, 26x34; L, 16x18; 15 rooms in one house, 10 in another; houses in poor repair. Half fenced with stone wall out of repair. Excellent water supply. Forty apple trees and a few cherry trees. Railroad station, Oxford, 4 miles; post-office, Dudley, 3 miles. Price, $2,600; cash at sale, $1,000; interest on balance, 5 per cent. Large unfailing water-power. Can be divided into two farms, one of from 15 to 30 acres at $600 to $800. Address, J. T. Clark, Southbridge, Mass.

Fitchburg.

Farm of 150 acres: mowing, 40; pasture, 70; woodland, 40; about 10 acres of pasture can be brought into cultivation. About 36 acres of the grass can be cut with a machine. Two-story house, 8 rooms, first-class repair. Four good barns, 40x40,

50x25, 32x16 and 32x16, all in good repair. Stone wall in good condition. Water supply from aqueduct and fine well. About 80 apple trees. Railroad station, Fitchburg, 4 miles; post-office, Fitchburg, 3½ miles. Farm will keep 35 head of cattle, cuts 75 tons of hay, has silo of 75 tons capacity; wash-house with set boilers and all necessary outbuildings. Price, $5,000; cash at sale, $1,500; interest on balance, 5½ per cent. Address, John W. Finegan, Fitchburg, Mass.

* Farm of 46 acres: mowing, 16; pasture, 10; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. House, 25x30, 5 rooms, fair repair. Woodshed, 12x28. Barn, 30x60, in good repair, with cellar. Stone wall in good condition. Running water and well. One hundred apple, 10 pear and 300 peach trees, and 400 grape vines. Railroad station, Fitchburg, 3½ miles; post-office, Fitchburg, 3½ miles. Price, $1,000; cash at sale, $200; interest on balance, 6 per cent. School-house, ½ mile distant. Address, John Rowley, Fitchburg, Mass.

Hubbardston.

* Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. One and one-half story house; L, 16x20; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Fenced with stone wall in good condition. Well at house and springs in pasture. Seventy-five apple and a few pear trees. Railroad station, Hubbardston, 100 feet; post-office, Hubbardston, 1½ miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Hiram H. Ames, 418 Main Street, Worcester, Mass.

Leicester.

Farm of 40 acres: mowing, 12; pasture, 18; woodland, 10; suitable for cultivation, all except the woodland. Grass can be cut with a machine. Two-story house with L, 8 rooms, needs a good deal of repairing. No barn but a good barn cellar. Good well and 2 springs. Fifty apple, 9 pear trees and 4 grape vines. Railroad station, Spencer, 5 miles; post-office, Leicester, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Electric cars come within 1¾ miles of farm. Address, Adeline A. Partridge, Spencer, Mass., care of Wm. A. Barr.

* Not certified to.

Mendon.

Farm of 101 acres: mowing, 20; pasture, 50; woodland, 31; suitable for cultivation, 20. Grass can be cut with a machine. Two-story house, 32x38; L, 36x14; 13 rooms; fair repair. Barn, 36x48, in good repair, with cellar. Stone wall. Five good wells. About 70 apple and 12 other fruit trees. Railroad station, Hopedale, 2½ miles; post-office, Mendon, 1 mile. Price, $1,400; cash at sale, $800; interest on balance, 6 per cent. Address, Edwin G. Wilcox, Mendon, Mass.

Farm of 125 acres: mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 75. Grass can be cut with a machine. House, 28x38; L, 15x35; 7 rooms; good repair. Barn, 36x46, in good repair, with cellar. Stone wall in fair condition. Never-failing running water at house and barn. One hundred apple and 25 other fruit trees. Railroad station, Uxbridge, 3 miles; post-office, Mendon, 1 mile. Superior granite ledge on farm. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Wilson & Carpenter, Woonsocket, R. I.

New Braintree.

Farm of 28½ acres: mowing, 12; pasture, 16½; woodland, enough for use on farm; suitable for cultivation, 28½ acres. Grass can be cut with a machine. House, 35x30, 8 rooms, poor repair. Barn, 30x35, poor repair. Partly fenced with stone wall and part with brush and rail fence in good condition. Good well. Several apple trees and two other fruit trees. Railroad station, Barre Plains, 2½ miles; post-office, Oakham or New Braintree, 2 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, H. A. Gale, Smithville, Mass.

Northbridge.

Farm of 42 acres: mowing, 16; pasture, 16; woodland, 10; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x24, 4 rooms, poor repair. Cellar dug for house, 24x42. Barn, 30x50, good repair. Stone wall in good condition. Three wells near house. Twelve apple and some quince trees. Railroad station, Whitins, 2 miles; post-office, Whitinsville, 1 mile, Northbridge Centre, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 6 per cent. Seven walnut and 6 butternut trees near house. Address, Lewis Hopkins, Worcester, Mass.

North Brookfield.

Farm of 7 acres: mowing, 3; pasture, 2; suitable for cultivation, 7. Grass can be cut with a machine. Two-story house, 40x20; one and one-half story L, 20x30; 8 rooms; fair repair. Barn, 30x30, in poor repair, with cellar. Stone wall in good condition. Never-failing well. Twelve apple, 10 pear and 2 cherry trees. Railroad station, North Brookfield, 1½ miles; post-office, North Brookfield, 1½ miles. Good trout brook runs through the meadow. Price, $1,000; cash at sale, $600; interest on balance, 5½ per cent. Address, Jos. E. Wood, West Medford, Mass.

Oakham.

Sold 1892 Henry L. Parkman of North Brookfield

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 15. Grass can be cut with a machine. House, 30x36, 8 rooms, fair repair. Barn, 36x40, in good repair. Mostly wood fence, but some stone wall. Twenty or more apple trees. Railroad station, North Brookfield, 4 miles; post-office, Oakham, 2½ miles. Price, $600; cash at sale, $300; interest on balance, 5½ per cent. Address, Herbert E. Bush, Oakham, Mass.

Sold to a Frenchman about to build a home & make a home.

Farm of 63 acres: mowing, 15; pasture, 10; suitable for cultivation, 20. Grass can be cut with a machine. No house. Barn, 25x30, in good repair, with cellar. Stone wall in poor condition. Two wells and small pond. Fifty apple and 25 walnut trees and some grapes. Railroad station, Coldbrook, 1 mile; post-office, Coldbrook, 1½ miles. Price, $325; cash at sale, about half; interest on balance, 6 per cent. Address, D. M. Parker, Coldbrook Springs, Mass.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x30; L, 24x12; 12 rooms; good repair. Barn, 36x36, in good repair, with cellar. Stone wall in fair condition. Water in house. Seventy-five apple and 4 pear trees and plenty of grape vines. Railroad station, Coldbrook, 3 miles, Spencer, 5 miles; post-office, Oakham, 3 miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. Address, Abner Smith, Spencer, Mass.

* Farm of 90 acres: mowing, 10 to 20; remainder mostly covered with hard-wood and young pines. Grass can be cut with a machine. One and one-half story house, with L, not in very good repair. Good-sized barn, not in first-rate repair. Stone wall around mowing, in poor condition. One or two wells. Some apple and

* Not certified to.

some other fruit trees. Railroad station, Coldbrook, 1½ miles; post-office, Coldbrook Springs, 1½ miles. Address, Nathaniel Myrick, Spencer, Mass.

Oxford.

Farm of 18 acres: mowing, 7; pasture, 7; woodland, 4; suitable for cultivation, 12. Grass can be cut with a machine. One and one-half story house, 18x40; L, 17x23; 11 rooms; good repair. Barn, 22x26; barn, 16x20, with 12x12 shed adjoining; cellar under first barn; both barns in good repair and painted. Wire fence in good condition. Two wells of never-failing water and water in house. Five apple trees and 5 other fruit trees. Railroad station, Oxford, 1¼ miles; post-office, Oxford, 1¼ miles. Price, $1,450; cash at sale, $500; interest on balance, 6 per cent. The barn and additions are all clapboarded and painted. Hen-house, 10x12; corn crib that will hold 150 bushels of corn separate from barn buildings. Address, Mrs. H. N. Upham, Oxford, Mass.

Sold about April '92 Mr. J. G. Muffin, Gravelland. Poultry and market gardening.

Farm of 28 acres: mowing, 7; pasture and woodland, 21; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 36x30, 7 rooms, poor repair. No barn. Stone wall and wire fence in good condition. Well and spring in field. Thirteen apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold Geo. Waite Oxford Farming purposes. Spring '92

Farm of 200 acres: mowing, 60; pasture, 40; woodland, 100; suitable for cultivation, 100. Grass can be cut with a machine. No buildings. Partly fenced with stone wall. Good well. Probably 50 fruit trees. Railroad station, North Webster, 1 mile; post-office, Oxford and Webster, 2 miles. Price, $4,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Charles I. Rawson, Oxford, Mass.

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Farm of 32 acres: mowing, 10; pasture, 12; woodland, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x40; 6 rooms; poor repair. No barn. Stone wall and wire fence in fair condition. Well and springs. Two apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold Geo. Waite Oxford Spring '92

Paxton.

Farm of $10\frac{3}{10}$ acres: mowing, 6; pasture, $4\frac{3}{10}$; suitable for cultivation, the whole. Grass can be cut with a machine. House, 25x42; L, 12x20; 8 rooms; fair repair. Barn, 40x70, in fair repair. Stone wall. Well with pump at house. Seventy-

Don't care to have description continued is occupying it as a summer residence

five apple and 6 other fruit trees. Railroad station, Rutland, 4 miles; post-office, Paxton, 1½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Charles H. Knapp, 5 Baker Street, Worcester, Mass.

Take out 1892 Expects to sell soon.

Farm of 57 acres: mowing, 12; woodland, 45. Grass can be cut with a machine. No buildings. Stone wall and post and rail fences in very good condition. Very good water supply. Railroad station, Rutland, 3½ miles; post-office, Paxton, 1¾ miles. Price, $800, all in cash. Four hundred cords of wood and lumber on the place. Address, Clarissa Wood, Paxton, Mass.

Farm of 70 acres: mowing, 25; woodland, 20 acres, eighteen years' growth, and 25 acres, six years' growth; suitable for cultivation, 25. Twelve acres of grass can be cut with a machine. One-story house, 30x12; L, 8x10; 3 rooms; good repair. Two barns, 30x35 and 25x25; poor repair. Fences in fair condition. Twenty apple trees. Railroad station, Electric, 3 miles; post-office, Paxton, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 4 per cent. Condition, that no wood other than alder or white birch shall be cut on the farm until it is paid for. Address, Lot Berry, Spencer, Mass.

Cottage house and barn and one acre of land off with will also go with the place.

Petersham.

Farm of about 30 acres: mowing, 17¾; pasture, 6; woodland, 6; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house; 40-foot L; 9 rooms; good repair. Barn, 38x40, with cellar; was new six years ago. Stone walls and barbed-wire fence in fair condition. Good well water. Forty apple and a few other fruit trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 2 miles. Price, $2,450; cash at sale, the whole, if possible; interest on balance, if left at mortgage, 6 per cent. Address, Lura H. Upton, Orange, Mass.

Farm of 79 acres: mowing, 16; pasture, 40; woodland, 23; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 18x36; L, 16x20; 7 rooms; very good repair. Barn, 30x40; built two years ago. Mostly fenced with stone wall. Three wells. Forty apple and 2 pear trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 3 miles. Price, $1,500; cash at sale, $200; interest on balance, 5 per cent. Address, William Wade, Petersham, Mass.

Farm of 87 acres: mowing, 15; pasture, 20; woodland, 47; suitable for cultivation, 35. Grass can be cut with a machine. Two-story house, about 10 rooms, fair repair. Barn, 25x40, not in very good repair, with cellar. Good fences. Running water

from spring. Fifteen to 20 apple trees. Railroad station, Athol, 6½ miles; post-office, Petersham, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Byron S. Hine, Saugus, Mass.

Farm of 96 acres: mowing, 30; pasture, 36; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house, 36x20; small L; 9 rooms; good repair. Barn, 32x40, in fair repair. Rail fence and stone wall. Good water supply. Large number of apple trees, natural fruit. Railroad station, Barre, 7 miles; post-office, Barre, 3½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. School, ¾ mile distant. Address, Elsie M. Dudley, Barre, Mass.

Sugar bush of 35 trees. Farm situated on a hill.

Farm of 130 acres: mowing, 30; pasture, 60; woodland, 40. Grass can be cut with a machine. One two-story house in fair condition, and a one and one-half story cottage in good condition; 8 rooms in one and 5 in the other. Barn, 40x25, not in very good repair. Stone wall and rail fence with rails mostly gone. Never-failing supply of water from wells and aqueduct. Limited number of apple trees and a very few other fruit trees. Railroad station, Barre, 8 miles; Athol, 11 miles; post-office, Petersham, 2 miles. Swift River runs through the farm, on which, near the house, there is a comparatively new saw and grist-mill, one and one-half story, with basement, 60x30, in good repair. The pond is large and is a beautiful sheet of water. The dam has been partly taken down. The privilege is one of the best in the county. Price, $3,500; cash at sale, $1,500; interest on balance, 5 per cent. Address, F. W. Jenkins, Barre, Mass.

Phillipston.

Farm of 130 acres: mowing, 20; pasture, 60; woodland, 50; suitable for cultivation, 20. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 15x25; 11 rooms; very fair repair. Barn, 40x60, in good repair, with cellar. Sugar bush, 30 to 40 trees. Mostly fenced with stone wall in fair condition. Running water at barn and well at house. Fifty apple trees. Railroad station, Athol or Baldwinville, 4½ miles; post-office, Phillipston, 2 miles. Price, $1,300; cash at sale, $200; interest on balance, 6 per cent. There are three good markets within easy reach of farm. Address, James M. Lee, Athol Centre, Mass.

Farm of 263 acres: mowing, 40; pasture, 75; woodland, 148; suitable for cultivation, 27. About 25 acres of the grass can be cut with a machine. House, 40x20; L, 30x20; 9 rooms; fair

repair. Barn, 80x40; barn, 40x30; cellar under large barn; in very good repair. Stone wall in fair condition. Two wells. One hundred apple and 10 pear trees. Railroad station, Templeton or Phillipston, 2 miles; post-office, Phillipston or Templeton, 3 miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Walter White, Phillipston, Mass.

Farm of 28 acres: mowing, 4; pasture, 22; woodland, 2; suitable for cultivation, 4. Grass cannot be cut with a machine. House, 36x31; L, 28x20; 9 rooms; good repair. Barn, 42x30, in good repair. Good stone walls. Two good wells. Thirty-five apple and some pear trees, also grape vines. Railroad station, South Royalston, 3 miles; post-office, South Royalston, 3 miles. Price, $700, all in cash. There is a shed 72 feet long, including a hen-house and manure shed. Address, Geo. F. Gould, South Royalston, Mass.

Farm of 180 acres: mowing, 35; pasture, 105; woodland, 40; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. House, 28x36; L, 14x14; 10 rooms; comfortable repair. Barn, 30x75, in very good repair. Carriage-house and wood-house. Stone wall, wood and wire fence. Well; running water at house and barn and two brooks on the place. Seventy-five apple trees. Railroad station, Athol or Templeton, 6 miles; post-office, Phillipston, 1½ miles. Free public library in town. Children conveyed to village school free. Creamery in town. Price, exclusive of pine timber, $2,000; cash at sale, $800. Address, Philastus Powers, Phillipston, Mass.

Princeton.

Farm of 85 acres: mowing, 12; pasture, 35; woodland, 38; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x25; L, 28x14; 12 rooms; fair repair. Barn, 36x40, in fair repair, with cellar. Fenced with stone wall and barbed wire in good condition. Three wells of soft water. Fifty apple, 12 peach, 6 pear, 2 cherry and 1 apricot tree. Good grapes. Railroad station, Brooks Station, 2 miles; post-office, Brooks Station, 2 miles. Price, $1,800; cash at sale, $900; interest on balance, 5 per cent. Hen-house, newly shingled, 40x14; hen-house, 20x10; good wagon-house. Address, Levi H. Howe, Holden, Mass.

Farm of 60 acres: mowing, 18; woodland, 40; suitable for cultivation, 18. Grass can be cut with a machine. House, 35x20, 10 rooms, not in very good repair. Barn, 15x20; barn, 18x30; both in fair repair. Stone walls. Well and brook. Thirty apple

and 10 other fruit trees. Railroad station, Princeton or Brooks Station, 2 miles; post-office, Princeton, 2 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address, R. Jas. Talman, Treasurer First National Fire Insurance Company, Worcester, Mass.

Farm of 80 acres: mowing, 20 to 35; pasture, 35; woodland, 7 or 8; suitable for cultivation, 20 to 25. Most of the grass can be cut with a machine. House about 33 feet square; L, 34 feet long; 10 rooms; good repair. Barn about 40 feet square, poor repair. Partly fenced with stone wall in fair condition. Good water supply. Thirty-six apple and 5 pear and cherry trees. Railroad station, Quinapoxet, 3 miles; post-office, Quinapoxet, 2 miles. Price, $1,000, all in cash. Address, Clarence T. Howe, Princeton, Mass.

Farm of 133 acres: mowing, 25; pasture, 35; woodland, 63; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 5 rooms, poor repair. Barn, 40x50, poor repair. Fences in poor condition. Good water supply. About 50 apple trees and a number of pear trees. Railroad station, Brooks Station, 1 mile; post-office, Brooks Station, 1 mile. Price, $1,500, all in cash. Address, S. W. Steele, No. 1 Sunnyside, Worcester, Mass.

Farm of 100 acres: mowing, 40; pasture, 50; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. No house. Barn, 36x48; basement for stock will tie up 50 head: in good repair, with cellar. Stone wall in good condition. Good water supply, running water at barn. Railroad station, Princeton, ½ mile; post-office, Princeton Depot, ½ mile. A brickyard has been worked on the farm and there is a small water-power. Price, $1,300; cash at sale, $650; interest on balance, 6 per cent. If I should put up a house before the farm was sold the cost would be added to the price of the farm. Address, Horace E. Wheeler, Southborough, Mass.

Farm of 196 acres: mowing, 30 to 40; pasture, 140 to 150; woodland, 2 to 3; suitable for cultivation, nearly all the mowing land. Grass can be cut with a machine. House, 38x28; L, 24x22; L and shed, 65x18; 14 rooms; in good repair; with slated roof. Barn, 72x36; barn, 34x22; sheep barn, 30x12; in good repair; with cellar; hog-house, 16x12. Stone wall in good condition. Good well, cistern and aqueduct. Seventy-five apple and 10 pear trees. Railroad station, Princeton, 2 miles; post-office, Princeton, 1¼ miles. There are 100 walnut trees that yield from 10 to 20 bushels of walnuts. Price, $3,900; cash at sale, $1,300;

interest on balance, 5 per cent. Address, Wm. B. Goodnow, Princeton Depot, Mass.

Farm of 53 acres: mowing, 25; pasture, 26; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 32x40; L, 22x38; 11 rooms; L needs shingling. Barn, 30x40, in good repair, with cellar. Stone walls in good condition. Three wells. Twenty-five apple and 12 pear trees. Railroad station, Princeton, $1\frac{1}{4}$ miles; post-office, Princeton, $\frac{1}{3}$ mile. Price, $3,800; cash at sale, $1,500; interest on balance, 5 per cent. Address, Wm. H. Eveleth, Cambridge, Mass.

* Farm of 20 acres. Part of the grass can be cut with a machine. House, 30x14, 8 rooms, not in very good repair. Barn, 30x38, in fair repair, but needs shingling; has cellar under part. Water from aqueduct and well. A large number of apple trees, some of them grafted, but most of them natural fruit. Railroad station, Oakdale, 6 miles; post-office, 1 mile; 2 mails per day. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, S. J. Jewett, East Princeton, Mass.

Royalston.

Farm of 50 acres: mowing, 13; pasture, 20; woodland, 18; suitable for cultivation, 8. Grass can be cut with a machine. Two-story house, 35x20; one-story L; 7 rooms; good repair. Horse barn, 24x24; painted cow barn, 28x36, with cellar; both in excellent repair. There is also a silo. Considerable stone wall, some board and some brush fence in fair condition. Never-failing well, water brought to house through iron pipe. About a dozen young apple trees, 2 pear and 2 plum trees, besides plenty of wild grapes and blueberries. Railroad station, Athol, 4 miles; post-office, Royalston, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Three-quarters of a mile from school. Address, B. F. Searle, Athol, Mass.

Farm of 50 acres; mowing, 15; pasture, 22; woodland, 12; suitable for cultivation, 25. About 15 acres of the grass can be cut with a machine. About 200 cords of wood on place. One and one-half story house, 30x36; L, one and one-half story, 15x20; 8 rooms; good repair. Barn, 30x42, good repair; carriage-house, shop and large shed. Mostly fenced by stone wall in good condition. Never-failing spring and 2 wells. About 75 apple and 12 other fruit trees. Railroad station, South Royalston, 5 miles; post-office, Tully, $2\frac{1}{2}$ miles. Small tools, new farm wagon, buggy, etc., can go with the farm. Price, $1,~~425~~ 175; cash at sale, $500 or less;

* Not certified to.

Schools and church ten minutes walk. Farm in West Royalston.

interest on balance, 6 per cent. Address, A. E. Brywood, 28 Pleasant Street, Boston.

Farm of 128 acres: mowing, 20; pasture, 54; woodland, 54; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 40x20; one-story L, 40x20; 7 rooms; good repair. Barn, 40x60, in good repair, with cellar. Mostly fenced with stone wall in good condition. Water from never-failing spring by aqueduct to all buildings, also a good well. Fifty to 60 apple trees and 1 peach tree. Railroad station, Athol, 7 miles; post-office, Tully, 3½ miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Plenty of wood and timber. New two-story hennery, 40x14. Rate of taxation, $9 per thousand. Address, L. Everett Bixby, 28 Beach Avenue, Lynn, Mass.

Sold 1891 H. C. Hamilton. as a farm

RUTLAND.

Farm of 150 acres: mowing, 50; pasture, 70; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 30 trees. House, 18x40; L, 25x30; 10 rooms; fair repair. Barn, 28x60, needs some repair. Long shed and hen-house attached to barn. Stone wall and rail fence in fair condition. Two wells with pumps. Quite a number of fall and winter apple trees. Some cherry and peach trees and some grapes. Railroad station, Rutland, 2 miles; post-office, Rutland, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. There is a cranberry meadow of about 15 acres from which there has been picked 300 bushels in one year, and also 100 cords of hard wood standing on the place. Address, I. N. Keyes, Worcester, Mass.

Farm of 103 acres: mowing, 30; pasture, 40; woodland, 33; suitable for cultivation, 30. Grass can be cut with a machine. House, 30x40; L, 20x16; 8 rooms; fair repair. Barn, 20x40; barn, 30x32; not in very good repair. Fenced with stone wall in very good condition. Well at house and running water at barn. Sixty apple, 12 pear and a number of peach and cherry trees. There is a trout brook with a dam on it where a pond can be made. Railroad station, Rutland, 1½ miles; post-office, Rutland, 1⅓ miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Cyrus P. Bullard, Box 279, Gardner, Mass.

* Farm of 250 acres: mowing, 30; pasture, 110; woodland, 90; suitable for cultivation, 40 or 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 35x25; L, 30x18; 12 rooms; fair repair. Barn, 44x33, in fair repair, with shed for

* Not certified to.

manure. Never-failing supply of water. Seventy-five to 100 apple trees, and some crab-apple trees. Railroad station, Rutland, 2 miles; post-office, Rutland, 2½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Edward Bigelow, Green Hill, Worcester, Mass.

Sturbridge.

Sold 1892

~~Mr~~ Mr. Peloquin for general farm improver

Farm of 40 acres: mowing, 10; pasture, 22; woodland, 8; suitable for cultivation, 10. Not much of the grass can be cut with a machine. House, 40x25, 7 rooms, good repair. Barn, 40x30, not in very good repair. Mostly fenced with stone wall in good condition. Good water supply. Thirty-five apple and 12 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Sturbridge, 2 miles. Price, $600, all in cash. Address, Peter N. Marcy, Globe Village, Mass.

Sold 1892

Mr Raymond makes it his home-stead.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 55; suitable for cultivation, 8. Eight acres of the grass can be cut with a machine. House, 30x28; L, 12x18; 9 rooms; good repair. Barn, 32x34, poor repair. Stone wall and wooden fence. Water supply from well. Fifty apple and 5 other fruit trees. Railroad station, Brookfield, 5 miles; post-office, Sturbridge, 2 miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. There are 250 cords of standing wood on the place and it is near a good market. Address, H. D. Aldrich, Charlton Depot, Mass.

Don't care to have the description continued.

Farm of 100 acres: mowing, 25; pasture, 40; woodland, 35; suitable for cultivation, 18. Grass can be cut with a machine. No house. Barn, 50x26; barn, 30x40; both in fair repair. Stone wall and rail fence. Two wells and permanent stream. Twenty-five apple and 20 other fruit trees. Railroad station, Brookfield, 4 miles; post-office, Fiskdale, 3 miles. Cannot state as to price. This farm belongs to an unsettled estate and was appraised at $600. Address, Carrie M. Ormsby, Brookfield, Mass.

* Farm of 200 acres: mowing, 35; pasture, 75; woodland, 90; suitable for cultivation, 32. Thirty-two acres of the grass can be cut with a machine. House, 30x22; L, 40x20, with basement for wagon house; 11 rooms; fair repair. Barn, 50x38; another small barn; fair repair. Stone wall and wood fence. Very good water supply. Fifty apple trees, 9 pear trees and 3 quince bushes. Railroad station, Charlton, 3½ miles; post-office, Charlton Depot, 3½ miles. There is a saw-mill on the place. Price, $4,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Merrick Nichols, Indian Orchard, Mass.

* Not certified to.

Farm of 25 acres: mowing, 8; woodland, 6; suitable for cultivation, 16. Part of the grass can be cut with a machine. House, 20x26; 6 rooms; poor repair. No barn. Mostly fenced with stone wall, part of it in good condition. Good well at house and a good stream of water through the farm. Forty-five apple trees. Railroad station, Southbridge, 6 miles; post-office, Mashapaug, Conn., 2 miles. Price, ~~$300,~~ all in cash. Address, S. L. Thompson, ~~Globe Village~~, Mass.

$250

near Brookfield

* Farm of 159 acres: mowing, 20; pasture, 40; woodland, 79; suitable for cultivation, 25. Grass can be cut with a machine. One acre of cranberry bog. No buildings. Stone wall and rail fence, half of it in good condition. Permanent water supply. Thirty or 40 apple trees. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. F. Pickering, Charlton City, Mass.

* Farm of 48 acres: mowing, 20; pasture, 20; woodland, 8; suitable for cultivation, 15. Grass can be cut with a machine. House, 36x26; L, 26x20; 9 rooms; good repair. Barn, 40x36, good repair. Stone wall and rail fence in good repair. Good water supply. Forty apple, 3 pear, 7 quince and 3 cherry trees. Forty thousand feet of old-growth pine and chestnut lumber can be cut. School within 3 minutes' walk of farm. Railroad station, Charlton, 4 miles; post-office, Charlton, 4 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Oliver F. Davis, Charlton Depot, Mass.

Farm of 50 acres: mowing, 12; pasture, 25; woodland, 13; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 22x26; L, 24x14; 10 rooms; fair repair. No barn. Stone wall and wire fence and some poor brush fence. Never-failing spring 12 rods from house. Ten apple and 6 other fruit trees. Railroad station, Southbridge, 6½ miles; post-office, Mashapaug, Conn., ½ mile. Price, $500; cash at sale, $50; interest on balance, 5 per cent. Fifty dollars to be paid annually. Would sell for $300 without wood lot. Address, Roscius Back, Mashapaug, Conn.

Sold 1892 Mrs F. Snowdel, Cambridge Port - Poultry farm.

Farm of 190 acres: mowing, 40; pasture, 45; woodland, 100; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 28x32; L, 18x28; 10 rooms; good repair. Barn, 36x50, in good repair, with cellar. Stone wall and rail fence; some of it in rather poor condition. Well and springs. Fifty apple trees. Railroad station, Charlton, 3 miles; post-office,

* Not certified to.

Charlton Depot, 3 miles. There are twelve or fifteen hundred cords of wood and some lumber on the place. Price, $6,000; cash at sale, $3,000; interest on balance, 6 per cent. Address, Henry A. Stone, Charlton Depot, Mass.

Farm of 150 acres: mowing, 25; pasture, 30; woodland, 95; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 25x30; L, 16x20; 6 rooms; needs some repairs. Barn, 36x50; in fair repair, with cellar. Stone wall and rail fence in fair condition. Running water at house and barn and brook in pasture. Forty apple trees. Railroad station, Southbridge, 3¼ miles; post-office, Globe Village, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Apple crop averages about 75 barrels a year. Address, A. L. Hyde, Southbridge, Mass.

Sutton.

Farm of 100 acres: mowing, 12; pasture, 25; woodland, 50; suitable for cultivation, 20. Grass can be cut with a machine. House, 63x40, 12 rooms, fair repair. Barn, 45x40, in fair repair, with cellar. Stone wall and wooden fence. Very good water supply. Thirty-five apple trees. Railroad station, Whitinsville, 3 miles; post-office, East Douglas, 2 miles. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, John Challar, East Douglas, Mass.

Farm of 40 acres: mowing, 10; pasture, 5; woodland, 25; suitable for cultivation, 15. Most of the grass can be cut with a machine. House, 20x25; L, 12x20; 9 rooms; good repair. Barn, 20x22, in good repair. Stone wall and barbed-wire fence. Well at house and spring below house. Forty apple and some peach trees. Railroad station, East Douglas, 3½ miles; post-office, Manchaug, 2 miles. In one meadow there are 1½ acres of cranberry meadow which can be flowed. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Lewis Hopkins, Worcester, Mass.

Farm of 20 acres: mowing, 12; pasture, 6½; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 40x30; two-story L, 27x12; 8 rooms; fair repair. Barn, 40x34, fair repair. Stone wall in fair condition. Water supply from wells and aqueduct. Fifty to 75 apple trees, besides pear, peach, cherry and quince trees. Railroad station, Millbury, 3 miles; post-office, Sutton, ¼ mile. Price, $2,200; cash at sale, $1,000; interest on balance, 5 per cent. Address, George R. Newton, Grafton, Mass.

Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suit-

able for cultivation, 15. Grass can be cut with a machine. House, 45x35, 10 rooms, good repair. Barn, 43x33, in good repair, with cellar. Stone wall in good condition. Never-failing wells and springs. About 100 apple, 12 pear, 6 peach and 3 cherry trees. Railroad station, Millbury or Whitinsville, 5 miles; post-office, Sutton, 2 miles. Woodshed connected with house, 40x25. Hen-house and tool-house, 20x15. Carriage and grain house, 20x16. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, E. E. Kingsbury, Sutton, Mass.

Farm of 21 acres: mowing, 10; pasture, 10; woodland, 1; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, with L, 7 rooms, in fair repair. Barn, 33x36, with cellar. Stone wall and rail fence. Water at house and barn, and spring in pasture. Sixty-five apple, 1 plum and 4 pear trees. Railroad station, Saundersville, 1 mile; post-office, Saundersville, 1 mile. School and church near by. Price, $1,300; cash at sale, $650; interest on balance, 5 per cent. Address, Rowland G. Stockwell, Saundersville, Mass.

Sold March 1892 H. Lyon of Grafton. Living on it.

Farm of 34 acres: mowing, 12; pasture, 12; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x40; L, 10x8; 7 rooms; very fair repair. Barn, 35x22, in very fair repair. Fences in very good condition. Two wells, one near the house. Twenty apple, pear and 2 peach trees. Railroad station, Whitinsville, 5 miles; post-office, Sutton, 2 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent semi-annually. Fifty dollars to be paid every year until it is all paid. Address, C. C. Amler, North Oxford, Mass.

* Farm of 40 acres: mowing, 14; pasture, 23; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. Two-story house; 1½ story L; 9 rooms; good repair. Barn, 26x45, in fair repair. Mostly fenced with stone wall. Never-failing water supply. Fifty apple, 8 cherry, 2 quince, 16 peach, 14 pear and 12 plum trees, besides plenty of grapes. Railroad station, Oxford, 4 miles; post-office and church, 1¼ miles. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, Mary E. Cook, West Sutton, Mass.

× a wood shed adjoins the ell.

* Farm of 50 acres: mowing, 25; pasture, 25; wood sufficient for two fires; suitable for cultivation, 25. Grass can be cut with a machine. House, 28x28, 7 rooms, in fair repair. Barn, 36x42, in good repair, with cellar. Stone wall in fair condition. Never-failing well. Sixty apple, 6 pear and 1 cherry tree. Railroad station, Millbury, 5 miles; post-office, Sutton, ½ mile. Price,

†

* Not certified to.

$2,500; cash at sale, $500; interest on balance, 6 per cent. Address, S. J. Shaw, West Sutton, Mass.

Farm of 100 acres: mowing, 27; pasture, 23; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. House, 26x34; L, 14x18; 9 rooms; good repair. Barn, 40x60, with addition, 18x36; in good repair, with cellar. Fenced with stone walls, in fair condition. Two wells and cisterns at house and barn. Fifty apple and 50 pear trees. Railroad station, Millbury, Wilkinsonville, Whitins or East Douglas, each 5 miles distant; post-office, Sutton, 2¼ miles. There is a summer kitchen, wood-house, carriage-house and ice-house connected with the dwelling-house. Price, $3,500; cash at sale, 2,000; interest on balance; 6 per cent. Address, L. T. Gaskill, Bridgeton, N. J.

Upton.

Farm of 40 acres: mowing, 15; pasture, 15; sprout land, 10; suitable for cultivation, 40. Grass can be cut with a machine. House, 20x30; L, 12x20; 7 rooms; good repair. Barn, 35x40, very fair repair, with cellar. Stone wall. Good well and spring. Several apple trees and some pears and grapes. Railroad station, Westborough, 3½ miles; post-office, Westborough, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 6 per cent. Address, Eveline M. Rice, Northborough, Mass.

Sold Mr. L. Wright Medford Dec. 31 1891 Farming Purposes.

*Farm of 150 acres: mowing, 50; pasture, 40; a large tract of wood and sprout land; suitable for cultivation, 100. Grass can all be cut with a machine except a few acres of meadow. Large square house with L, 13 rooms, very fair repair. Barn, 60x60, in quite good repair, with cellar. Stone wall and wood fence in medium condition. Running water at barn and pump at house. Two hundred apple, 50 peach, 6 quince and 15 pear trees. Railroad station, Upton, 2 miles; post-office, Upton, 2 miles. Pastures have never-failing springs. There is a carriage-house with 3 compartments and a hen-house. Price, $2,500; cash at sale, $800; interest on balance, 5 per cent. Address, Susan H. Rockwood, Upton, Mass.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 40; suitable for cultivation, 30 or 40. House, 30x40, 6 rooms, fair repair. No barn, but barn cellar. Mostly fenced with stone wall in good condition. Good water at the house and at the barn site. Sixty to 70 apple trees, and some pear, quince and cherry trees and grape vines. Railroad station, Upton, 2½ miles; post-office, Upton, 2½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, William F. Whitney, Upton, Mass.

* Sold.

Farm of 220 acres: mowing, 100; pasture, 80; woodland, 40; suitable for cultivation, 12 to 15 out of the pasture. Grass can be cut with a machine. House, 36x24; L, 24x16; 10 large rooms; good repair. Barn, 32x36; in good repair. Fenced with stone walls, in good condition. Good water supply. Two hundred apple and 15 other fruit trees. Wood-house, 16x30; carriage-house, 16x20; cider-mill, 15x30. Railroad station, West Upton, 1 mile; post-office, West Upton, 1 mile. Price, $5,600; cash at sale, $2,000; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 112 acres: mowing, 40; pasture, 32; woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 32x32; L, 18½x18½; 10 rooms; in good repair; newly clapboarded and painted. Barn, 60x40, in good repair, with cemented cellar. Good double stone wall. Good water at barn and house. One hundred and fifty apple and 15 other fruit trees. Railroad station, Upton or West Upton, 2½ miles; post-office, Upton or West Upton, 2½ miles. Two-story shed, 32x24; open wagon-shed, 12x24; carriage-house connected with barn, 24x16; corn-crib, 24x12. Price, $3,600; cash at sale, $1,500; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 35; suitable for cultivation, 27. Grass can be cut with a machine. Two-story house, 26x37; L; shop, 12x14; 12 rooms; good repair. Barn, 30x60, in good repair, with cellar. Fences in fair condition. Never-failing wells. Forty apple, and some peach and cherry trees. There is also a cranberry meadow, and grape vines in abundance. Railroad station, Westborough, or Upton, 3 miles; post-office, Westborough or Upton, 3 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. Mary B. Partridge, West Upton, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 40. Grass can be cut with a machine. No buildings, but a barn cellar. Wooden fences in good condition. Good water supply. A good many apple trees and plenty of grapes. Considerable good stone wall. Railroad station, Upton, 3 miles; post-office, Upton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Rowena C. Chapin, Westborough, Mass.

Uxbridge.

Farm of 62 acres: mowing, 25; pasture, 15; woodland, 15; suitable for cultivation, 35. Most of the grass can be cut with a machine. House, 20x30; L, 10x20; 10 rooms; fair repair.

Barn, 25x35, in fair repair, with cellar. Fences in fair condition. Good water supply. Twenty apple and 5 other fruit trees. Railroad station, Ironstone, 1 mile; post-office, Millville or Uxbridge, 4 miles. Price, $850; cash at sale, $350; interest on balance, 5 per cent. Address, Dennis Daley, Uxbridge, Mass.

Sold Sept. 10, '92 Miss Carrie L. Parker Uxbridge ~~for a home~~ for an investment

Farm of 40 acres: mowing, 10½; pasture, 5 to 10; 5 to 6 acres heavy wood and timber, 15 acres scattering wood; suitable for cultivation, 15. Grass cannot be cut with a machine. House, 35x25, 6 rooms, fair repair. Barn, 30x12, in fair repair, with cellar. Stone wall and rail fence not in very good condition. Well and brook near house. Five apple trees. Railroad station, Uxbridge, 1¼ miles; post-office, Uxbridge, 1¼ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Gustavus B. Williams, Milford, Mass.

Farm of 70 acres: mowing, 30; pasture, 30; woodland, 10; suitable for cultivation, 50. Twenty acres of the grass can be cut with a machine. House, 50x30; L, 50x18; 25 rooms; fair repair. Barn, 30x50, in fair repair, with cellar. Shed, 15x25; hen-house, 15x25. Stone wall in good condition. Good well. One hundred apple and 6 pear trees. Railroad station, East Douglas, 1½ miles; post-office, East Douglas, 1 mile. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Jerry A. Dunlavey, North Uxbridge, Mass.

Farm of 80 acres: mowing, 12; pasture, 8; woodland, 60; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x20, 3 rooms, in good repair. No barn. Stone wall in good condition. A well and two never-failing springs. Ten apple trees. Railroad station, Uxbridge, 1½ miles; post-office, Uxbridge, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Frank H. Wood, Mendon, Mass.

Taken back. Has sold a part of it.

ADDENDA.

BERKSHIRE COUNTY.

Sandisfield.

Farm of 150 acres: mowing, 10; pasture, 80; wood and sprout land, 60; suitable for cultivation, 15. Part of the grass can be cut with a machine. Small house, 5 rooms, in poor repair. Two small barns, in poor repair. Fences not in very good condition. Natural spring and small fish pond. Twenty apple trees. Railroad station, Winsted, Conn., 10 miles; post-office, Colebrook River, Conn., 2 miles. Price, $450; cash at sale, $225; interest on balance, 6 per cent. Address, Henry M. Wilcox, New Boston, Mass.

DUKES COUNTY.

Chilmark.

Farm of 253 acres: mowing, 20; pasture, 221; woodland, 12; suitable for cultivation, 59. Fourteen acres of grass can be cut with a machine. House, 24x27; L, 12x18; 12 rooms; fair repair. Barn, 27x40, in fair repair, with cellar. Mostly fenced with stone wall. Brooks and springs. Thirty apple and 5 pear trees. Ten miles from steamboat; post-office, Chilmark, ½ mile. Price, $7,000, all in cash. Good boating and bathing facilities. Some fish and game privileges. Address, Herman V. Mayhew, West Tisbury, Mass.

HAMPDEN COUNTY.

Granville.

Farm of 70 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 20 to 30. Grass can be cut with a machine. One and one-half story house, with L, 8 rooms, good repair. Barn, 30x48, with cellar; barn, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Three wells and springs in pasture. Good-sized apple orchard and a number of pear, peach and plum trees. Railroad station, Westfield, 8 miles; post-office, Granville, 1 mile. Near schools and churches. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Henry W. Tryon, 528 East Main Street, Meriden, Conn.

Sold Jan. 1892 Jens Jensing living on it.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 87½ acres: mowing, 8; pasture, 64; woodland, 15; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x30; L, 14x16; 10 rooms; good repair. Barn, 36x40, in good repair. Stone wall and rail fence in good condition. Wells and springs. Twenty-five apple and 20 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5½ per cent. Address, F. L. Stebbins, Belchertown, Mass.

WORCESTER COUNTY.

New Braintree.

Sold 1892

Farm of 125 acres: mowing, 60; pasture, 50; woodland, 10; suitable for cultivation, 5. Grass can be cut with a machine. House, 50x50; L, 16x20; 10 rooms; poor repair. No barn. Stone wall, rail and barbed-wire fences. Two springs and a brook. Sixty apple and 3 pear trees. Railroad station, North Brookfield, 4 miles; post-office, New Braintree, 1 mile. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Edgar E. Fay, Worcester, Mass.

BERKSHIRE COUNTY.

Becket.

Farm of 220 acres: mowing, 30; pasture, 80; woodland, 75; suitable for cultivation, 25. Grass cannot be cut with a machine. Sugar bush, 600 trees. House, 30x40, 8 rooms, poor repair. Barn, 26x40, in poor repair. Stone wall and brush fence in poor condition. Good water supply. Fifty apple and 15 other fruit trees. Railroad station, Middlefield, 2 miles; Chester, 4 miles; post-office, Bancroft, 2 miles, Chester, 4 miles. Two trout brooks running through the farm, and lake of about sixty acres, half of it in the limits of the farm. Price, $1,000 all in cash. Address, E. B. Turner, Becket Centre, Mass.

FRANKLIN COUNTY.

Northfield.

Farm of 200 acres: mowing, 50; pasture, 100; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House 20x35, 7 rooms, in good repair. Barn, 40x60; horse barn, 15x25, both in good repair. Mostly fenced with stone wall in good condition. Running water at house and barn. One hundred and twenty-five apple, 24 pear and some peach trees and grape vines Railroad station, Northfield, 3 miles; post-office, Northfield, 3 miles. Ten acres of nice pine timber ready for market. Price, $1,600 all in cash. Address, Otis T. Greenleaf, Northfield, Mass.

HAMPDEN COUNTY.

Montgomery.

* Farm of 60 acres: mowing, 12; pasture 25; woodland, 23; suitable for cultivation, 5. Grass can be cut with a machine. Two and one-half story house, 36x26; L, 40x30; 11 rooms; good repair. Barn, 38x26, fair repair. Rail fence in need of some repairs. Two good wells. Thirty-six apple, 36 pear trees, a plum orchard and peaches, grapes and crab-apples. Railroad station, Fairfield, 1 mile; post-office, Fairfield, 1 mile. Price, $1,200 all in cash. Address, Mrs. Mary E. Chandler, Box 975, Westfield, Mass.

Tolland.

Farm of 210 acres: mowing, 35; pasture, 75; woodland, 100; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 600 trees. House, 26x36; L, 16x24; 13

* Not certified to.

rooms; very good repair. Barn, 24x34; barn, 30x40, and horse barn. The horse barn is in fair repair; one of the other barns is old, but the other is in good repair. Stone wall and pole fence. Well at house and several springs on farm. One hundred apple and a few pear and cherry trees. Railroad station, Winsted, Conn., 13 miles; post-office, Tolland, ½ mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School near by and church ½ mile distant. Address, E. D. Larkin, Tolland, Mass.

HAMPSHIRE COUNTY.

Plainfield.

Sold 1892 Shepard R. Wyer Name not given Plainfield Purpose ~~improvement~~ Farming purposes.

* Farm of 100 acres: suitably divided into mowing, pasturage and tillage. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. Two-story brick house, 42x30; L, 50x18, including wood and wagon shed; 6 rooms; good repair. Barn, 40x30, in good repair, with cellar. Shed, 30x22. Stone wall in good condition. Running water at house and barn. Two hundred apple trees. Land slopes south and east. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1 mile. One-half mile from school. Price, $1,200, all in cash. Address L. A. White, Plainfield, Mass.

MIDDLESEX COUNTY.

Ashby.

Sold J. H. & W. F. Hall. 1892

Farm of 109 acres: mowing, 25; pasture 30; woodland, 54; suitable for cultivation, 15. Grass can be cut with a machine. Large two-story house; L, 44x24; 14 rooms; in need of some repairs. Barn, 64x38, in need of some repairs. Stone walls. Two good wells. Fifty apple, 1 pear and 6 cherry trees. Railroad station, West Townsend, 5 miles; post-office, Ashby, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Horatio P. Wheeler, Coldbrook Springs, Mass.

Farm of 100 acres: mowing, 34; pasture, 23; woodland, 43. Grass can be cut with a machine. Cottage of 6 rooms in fair repair. Barn, 40x30, in good repair, with cellar. Stone wall. Good water supply. Three hundred apple, and 40 other fruit trees. Railroad station, West Townsend, 2½ miles; post-office, West Townsend, 2 miles. Price, $3,300; cash at sale, $1,300; interest on balance, 6 per cent. Address, B. V. Day, West Townsend, Mass.

* Not certified to.

PLYMOUTH COUNTY.

Middleborough.

Farm of 10 acres: mowing, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 22x26; L, 14x20, with porch, 12x30; 10 rooms; in good repair. Rail fences in good condition. Two wells and a spring brook. Twenty-one apple, and several quince, pear, peach and plum trees. Railroad station, Rock, 2 miles; post-office, Rock, 2 miles. Besides the buildings mentioned there are 3 henneries, 4 carriage-sheds and a work-shop. The land is level and free from stone and in a high state of cultivation. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There are 60 acres of pasture and woodland near by that can go with this place for $1,000 extra. Address, Winslow Pratt, Middleborough, Mass.

WORCESTER COUNTY.

Royalston.

Farm of 133½ acres: mowing, 25; pasture, 50; woodland, 55; suitable for cultivation, 35. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House, 36x36; L, 16x20; 12 rooms; fair repair. Barn, 30x50, in poor repair. Three-fourths fenced with stone wall, rest rail and brush fence. Three good wells. Thirty-five apple trees and a few small peach trees and grape vines. Railroad station, Athol, 8½ miles; post-office, Richmond, N. H., 3½ miles. School, 60 rods. Price, $1,000, all in cash. Address, Chauncey Kellogg, Athol, Mass.

No. Farms Advertised

	Main	1st Ad	2d ~~Ad~~	Total
Barnstable	2	0	0	2
Berkshire	64	1	1	66
Bristol	9	0	0	9
Dukes	3	1	0	4
Essex	1	0	0	1
Franklin	40	0	1	41
Hampden	30	1	2	33
Hampshire	27	1	1	29
Middlesex	14	0	2	16
Nantucket	3	0	0	3
Norfolk	13	0	0	13
Plymouth	18	0	1	19
Worcester	101	1	1	103
	325	5	9	339

b.R.

Farms Sold or Disposed of

4

1

1

5

7

7

3

1

3

5

14 51

With taken out of Catalogue

Barnstable,		1	Plymouth,		2
Berkshire,		4	Worcester,		7
Bristol,					
Dukes,					
Essex,					
Franklin,		3			
Hampden,				19	
Hampshire,		3			
Middlesex,		1			
Nantucket,					

Commonwealth of Massachusetts.

DESCRIPTIVE CATALOGUE

OF

FARMS IN MASSACHUSETTS,

ABANDONED OR PARTIALLY ABANDONED.

(Issued under the provisions of Chapter 280 of the Acts of 1891.)

BY

WILLIAM R. SESSIONS,
Secretary of the State Board of Agriculture.

THIRD EDITION.

November, 1892.

BOSTON:
WRIGHT & POTTER PRINTING CO., STATE PRINTERS,
18 Post Office Square.
1892.

Commonwealth of Massachusetts.

Office State Board of Agriculture,
Boston, Mass., Nov. 10, 1892.

The act authorizing the State Board of Agriculture to collect and circulate information relating to abandoned farms was approved May 4, 1891.

A summary of the work of this office to date shows the following results: Number of abandoned or partially abandoned farms reported to this office, 978; number of owners or agents making reply to our inquiries, 599; number of descriptions of property received, 383; number of owners or agents not desiring to advertise in catalogue, 98; number of owners or agents reporting farm sold in reply to our request for description, 42; number of owners or agents reporting assessors or others to have been misinformed about the property, 76; letters returned by post-office department as unclaimed, 64.

The circulation of the first edition of the descriptive catalogue of abandoned or partially abandoned farms began Dec. 5, 1891. Requests for the catalogue came from nearly every State in the Union, and within two months the entire edition was exhausted. About one-third was sent to owners or agents of the property described, to assessors, to members of the Board of Agriculture and to officers of agricultural societies. The remaining two-thirds were sent or given only upon request. The following summary will show the disposition made: Massachusetts, 2,367; Maine, 26; New Hampshire, 49; Vermont, 12; Rhode Island, 34; Connecticut, 84; New York, 238; New Jersey, 30; Pennsylvania, 22; Delaware, 2; District of Columbia, 13; Maryland, 4; Virginia, 6; Missouri, 4; Georgia, 3;

Alabama, 2; Florida, 6; Texas, 2; Ohio, 13; Indiana, 6; Illinois, 18; Iowa, 4; Michigan, 10; Wisconsin, 5; Minnesota, 6; Kansas, 8; Nebraska, 7; California, 4; Canada, 7; and West Virginia, North Carolina, South Carolina, Mississippi, Kentucky, Tennessee, North Dakota and England, 1 each, — total, 3,000. Many letters were also received, a number from non-residents of the State, expressing an interest in the work, and the hope that good results would be secured.

The circulation of the second edition of 1,500 copies of the catalogue began Feb. 1, 1892. Nine new descriptions were included in this edition, making a total of 339. Requests for the catalogue were received from time to time, until by the middle of September the edition became exhausted. The distribution of this edition was very similar to that of the first edition described above.

Requests for the catalogue still continuing to come, it was decided to publish a third edition. Efforts have been put forth to ascertain the results of the work. Accordingly, in the latter part of August a circular was sent to each person having a description in the catalogue, asking if the farm had been sold, and, if sold, the name and address of the buyer and also the use he proposed to make of it; if not sold, whether it was desired to have the description appear in the third edition. This request was in some instances made three times. To date returns have been received concerning 251 of the 339 farms described in the catalogue. Of these, 51 have been reported sold; 22 owners wish to have description withdrawn, and 178 owners wish description continued in the third edition. Nothing has yet been heard concerning 88 farms. Of the 51 farms reported sold, 5 are in Berkshire County, 1 in Bristol County, 1 in Essex County, 5 in Franklin County, 7 in Hampden County, 7 in Hampshire County, 3 in Middlesex County, 1 in Nantucket County, 3 in Norfolk County, 5 in Plymouth County and 13 in Worcester County. Of the 20 farms withdrawn, 1 is in Barnstable County, 4 in Berkshire County, 3 in Franklin County, 3 in Hampshire County, 2 in Middlesex County, 2 in Plymouth County and 7 in Worcester County. Several who wished description withdrawn stated that they expected to

sell the farm at an early date, and therefore did not wish to have the description continued.

It is noticed that a large majority of the purchasers of the farms sold are of American parentage. Thirty-two of the purchasers were residents of Massachusetts at the time of purchasing, 1 of Nova Scotia, 1 of Illinois, 1 of Florida, 1 of Ohio, while the residence of 15 has not been reported. Eighteen of the farms sold were reported as sold for farming purposes, 2 for farming purposes and poultry raising, 3 for poultry raising, 1 for poultry raising and market gardening, 2 for sheep raising, 2 for summer residences, 7 for homes, 1 for the timber on it, 1 for stock raising, 3 as an investment, while the intentions of 11 purchasers have not been obtained. Forty-four additional descriptions have been received and incorporated as an appendix, making the total number of farms described 383.

It may be of interest to note that the Massachusetts school fund referred to on page 16 has been increased from $3,425,504.53 to $3,665,761.88.

By the State census of 1885 there were 45,010 farms in the State, representing a total acreage of 3,898,429¼; average acreage, 86.61; total value of land and buildings, $185,118,925; and average value of land and buildings, $4,112.83. The total acreage of the 383 farms advertised in the catalogue is 42,955; average acreage, 113.04; total amount asked for the farms, $633,725; and average amount asked for the farms, $1,667.69. The total acreage of the 51 farms reported sold is 4,506, or an average acreage of 88.35. The 51 farms sold for a total of $75,550, or an average of $1,480.59. One farm sold for $250, two for $325 each, one for $400, one for $450, two for $500 each, six for $2,000 each, one for $2,500, one for $2,700, one for $2,750, three for $3,000 each, one for $3,500, one for $4,500, one for $5,000, while the prices of the remainder ranged from $500 to $1,800. In size one was a farm of 4 acres, another of 6 acres, two of 16 acres, one of 200 acres, two of 225 acres, one of 280 acres, while the remainder ranged from 18 to 175 acres. Twenty-two were 100 acres or over.

That the descriptive catalogue has met with an appreciative

reception is evident, and it is believed the results will be to the advantage of our State. To date $807.53 of the $2,000 appropriated by the Legislature of 1891 has been spent, — wholly for printing and postage.

It is again desired to call the attention of parties having property of this kind to the opportunities offered, in order that they may send descriptions, which may be included in future editions of the catalogue, if published. Two thousand copies of the third edition have been printed, and will be sent to anyone free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS,
Secretary.

Office State Board of Agriculture,
Boston, Mass., Nov. 20, 1891.

One result of the efforts of the States of Vermont and New Hampshire to call attention to their abandoned farms was that the friends of agriculture and the newspapers of this State asked for an effort in the same direction by the Legislature of Massachusetts.

For two years or more this office has been anxious to do something to call attention to such farms in Massachusetts. In the Crop Bulletin for October, 1889, issued from this office, some attention was given the matter, and the question was asked of correspondents: "In your opinion, is the number of deserted farms in your vicinity greater than it was ten years ago?" Seventy-seven replies were received. Of these, 43 stated the number to be no greater; 25, greater; 5, less; and 4, about the same.

In the report of the Secretary of the Board of Agriculture to the Legislature, January, 1890, it was suggested that if the Legislature would appropriate a small sum for the expense, and give some officer authority to collect information, good results might be realized. This suggestion was repeated in January, 1891. At the annual meeting of the Board of Agriculture, February 5, it was "*Voted*, That the State Board of Agriculture petition the Legislature, now in session, for such legislation as will provide for ascertaining the number, location, value and other facts pertaining to the abandoned farms and farm lands in the State; also the most effective method of securing their reoccupancy." The Legislature of 1891 enacted the following law: —

[Chap. 280.]

An Act to authorize the state board of agriculture to collect and circulate information relating to abandoned farms.

Be it enacted, etc., as follows:

Section 1. The State Board of Agriculture is hereby authorized to collect all necessary information in regard to the opportunities for developing the agricultural resources of the Commonwealth through the repopulating of abandoned or partially abandoned farms, and cause the facts obtained, and a statement of the advantages offered, to be circulated where and in such manner as the said board may consider for the best interests of the Commonwealth.

Sect. 2. In order to properly carry out the provisions of section one of this act, a sum not exceeding two thousand dollars may be expended, and the bills for such expenditures properly approved by the persons authorized by said State Board to investigate the matter, shall be sent to the Auditor of the Commonwealth, who shall certify them in the same manner as other claims against the Commonwealth.

Sect. 3. This act shall take effect upon its passage.

Approved May 4, 1891.

At a meeting of the executive committee, May 21, 1891, it was "*Voted*, That the secretary be instructed to prepare a circular for transmission to the assessors of the several cities and towns of the Commonwealth, asking said assessors to return to the State Board of Agriculture, upon a blank prepared for the purpose, the names of the owners of abandoned or partially abandoned farms situated in different parts of the State." Accordingly the following circular was prepared and sent to each of the cities and towns in the Commonwealth: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, June 16, 1891.

To the Assessors of Massachusetts.

Gentlemen: — The following law has been enacted by the Legislature: —

(See page 4, chapter 280, sections 1, 2, 3.)

The object is to make known opportunities for the purchase, at a low price, of farms in Massachusetts. You will of course notice

that the law does not require you to assist in the work, but it is believed that you will be interested in a scheme which has for its end the prosperity of your towns, and will be willing to help the Board of Agriculture in gathering information that can be spread before the public to the advantage of the owners of abandoned or partially abandoned farms, and of would-be purchasers.

The towns which contain such farms will be benefited by having them owned and improved by persons residing upon them. The plan of action is not yet fully matured; but, without question, the first thing to be done is to get a list and description of such farms.

As the assessors are better acquainted with such lands and their owners than are any other citizens, we apply to you for information. The law makes it our duty to obtain information and circulate the same in regard to abandoned or partially abandoned farms in the Commonwealth.

We must leave it largely to your judgment to interpret the phrase "partially abandoned farms," but would suggest that a farm which is not occupied for purposes of cultivation or a summer home, and is for sale at a low price, might be called an abandoned or partially abandoned farm.

It will of course be of little use to call attention to farms that have been so long abandoned that the buildings have disappeared and the land mostly grown up to brush and wood; but sizable tracts of land suitable for purposes of cultivation or for grazing, though without buildings, should be considered. It will also be of little use to call attention to farms that are not on the market for what would be called a low price in proportion to their productive capacity.

Will you kindly write in the enclosed blank the names and post-office addresses of the owners of such farms, in your town, as may seem to you to come within the meaning of the law? We shall issue a circular of inquiry for particular description, location, price, etc., to the owners whose names you may furnish us. We will keep you informed of the progress of the work, and shall very likely need your further aid. Any suggestions will be gladly received and considered.

In order that the necessary information from the owners may be seasonably obtained, it will be necessary that this blank be returned before July 1, 1891. If you have no farms that seem to you to come within the meaning of the law, please return the blank with such remarks thereon as will describe the situation in your town.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

The following table gives the number of abandoned or partially abandoned farms by counties, as reported by the assessors of the several cities and towns in response to the circular letter; number of cities and towns in each county, and the number reporting abandoned or partially abandoned farms: —

Counties.	Number of Cities and Towns in County.	Number Not Reporting.	Number Reporting Abandoned or Partially Abandoned Farms.	Number of Abandoned or Partially Abandoned Farms Reported.
Berkshire,	32	1	17	140
Franklin,	26	–	17	103
Hampshire,	23	2	11	86
Hampden,	22	–	10	83
Worcester,	59	1	30	249
Middlesex,	54	–	17	51
Essex,	35	–	3	11
Suffolk,	4	–	–	–
Norfolk,	27	1	8	39
Bristol,	20	1	6	49
Plymouth,	27	1	10	33
Barnstable,	15	–	3	29
Dukes,	6	–	2	8
Nantucket,	1	–	1	6
Aggregates,	351	7	135	887

As a rule, the assessors were quite prompt in sending in their returns. In some cases, however, it was found necessary to send a second request, and in a few, a third. Up to this date returns have not been received from the following towns: Clarksburg, in Berkshire County; Cummington and Goshen, in Hampshire County; Hubbardston, in Worcester County; Needham, in Norfolk County; Dartmouth, in Bristol County; and Scituate, in Plymouth County. No doubt there has been considerable variation in the standard adopted in different towns. In some towns farms have been reported that should not have been, while in others some have been omitted that properly belong in the list.

The work was continued by the sending of the following circular letter to the owners or agents of the abandoned or partially abandoned farms reported by the assessors: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, Aug. 25, 1891.

To the Owners of Abandoned or Partially Abandoned Farms in Massachusetts.

Gentlemen: — The Legislature at its last session enacted the following law: —

(See page 4, chapter 280, sections 1, 2, 3.)

In discharge of the duty devolving upon the Board of Agriculture under the provisions of this statute, a circular has been addressed to the assessors of the several cities and towns of the State, asking them to report to this board the names of the owners of abandoned or partially abandoned farms. Your name has been reported by the assessors of ——— as the owner of such property. If you desire to dispose of the property, please answer the following questions in regard to the same, subscribe to the affidavit below before a justice of the peace, and forward it in the enclosed envelope. This description and affidavit will be retained in this office for reference. A catalogue of such farms, with description and price, will be printed and widely distributed. There will be no expense to the owners of the property. Please be prompt in replying, as nothing further can be done by us until all information has been received.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,
Wm. R. Sessions, *Secretary.*

Report of Abandoned or Partially Abandoned Farm.

Located in the town of.
Total acreage.
Acres of mowing land.
Acres in pasturage.
Acres in woodland.
Acres suitable for cultivation.
Can grass be cut with a machine?
Is there a sugar bush? Number of trees.
Size of house, if any.
Size of L.
Number of rooms.
Is house in good repair?
Size of barn, if any.
Is there a barn cellar?
Is the barn in good repair?
What kind of fences and in what condition?
What is the water supply?
Number of apple trees.
Number of other fruit trees.
Name of nearest railroad station and distance from farm.
Name of nearest post-office and distance from farm.
Price at which farm will be sold.
Amount required in cash.
The balance can remain on mortgage at what rate of interest?
State any facts of interest.

I hereby certify that the above statements in regard to the farm owned by me in the town of_____are true to my best knowledge and belief, and that any time within one year of the date hereof I will sell said farm for the price and on the terms named, unless previously disposed of.

_____*Owner or Agent.*

Date_____ P. O. Address_____

Before me,

_____

Justice of the Peace.

The descriptions not coming in as rapidly as was desired, the following circular was issued: —

COMMONWEALTH OF MASSACHUSETTS.

STATE BOARD OF AGRICULTURE, SECRETARY'S OFFICE,
COMMONWEALTH BUILDING, BOSTON, Oct. 14, 1891.

DEAR SIR: — Under date of August 25 last we mailed you a copy of the enclosed circular, hoping to receive a description of an abandoned or partially abandoned farm which the assessors of —— reported you to be the owner of. We have received no description of said farm from you, and we earnestly urge you to send us such description at once, if you wish to have the farm noticed in the catalogue. If you do not wish to dispose of it in this way, kindly notify us. We are anxious to issue the catalogue of description at an early date, but we do not feel warranted in so doing until all descriptions asked for have been heard from.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

It was again found necessary to request the delinquents to either forward descriptions of their property or notify us that they did not wish to have it advertised in the catalogue. Accordingly another notice was mailed November 1, with the written request to reply at once. The following table shows the results of these efforts to obtain descriptions of the 887 farms reported by the assessors, including also 19 reported from other sources, or a total of 906 farms: —

Counties.	Number of Abandoned or Partially Abandoned Farms Reported.	Number of Owners or Agents Making Reply.	Number of Descriptions of such Property Received.	Number Reporting as not Wishing to Sell or Advertise in Catalogue.	Number Reporting Farm Sold.	Number Reporting Assessors to have been Misinformed.	Returned by Post-office Department as Unclaimed.
Berkshire, . .	146	89	65	18	5	1	22
Franklin, . .	103	64	40	14	3	7	6
Hampshire, . .	87	49	27	17	3	2	7
Hampden, . .	84	53	31	16	3	3	2
Worcester, . .	256	172	101	43	15	13	16
Middlesex, . .	52	23	14	7	2	–	4
Essex, . . .	11	3	1	2	–	–	2
Suffolk, . .	–	–	–	–	–	–	–
Norfolk, . .	40	25	13	7	3	2	10
Bristol, . .	50	24	9	13	1	1	5
Plymouth, . .	33	25	18	2	4	1	2
Barnstable, . .	29	7	2	2	2	1	1
Dukes, . . .	9	7	4	3	–	–	–
Nantucket, . .	6	6	3	3	–	–	–
Aggregates, .	906	547	328	147	41	31	77

From the experience of this office in the effort to obtain descriptions of the so-called abandoned or partially abandoned farms in the Commonwealth for publication in the catalogue, it would appear either that the condition of the farming property is much better than has frequently been represented, or that the owners do not take interest enough in this effort to render their individual assistance. It would also appear, from the number of such farms reported sold and from the number reporting that they do not desire to sell, that such property is either increasing in value or an increase is expected in the near future. This view is corroborated by the replies received from 113 crop correspondents, Oct. 1, 1891, to the question, "Are inquiries for and values of farm property increasing or decreasing in your neighborhood?" Of these 113 replies, 58 stated that inquiries for and values of farm property were increasing; 42, that there had been no appreciable change; and 13, that they were decreasing. Also by replies from crop correspondents, Nov. 1, 1891, to the question, "Do you think farmers anticipate an increase of prosperity in their business in the near future?" Of the 99 definite replies to this question, 79 were yes and 20 no.

The Massachusetts Bureau of Statistics of Labor has collected a number of interesting statistics concerning abandoned farms in this State, which may be found in the twenty-first annual report of the said bureau (1890, pp. 177–258), from which the following extracts are made: —

The returns as to abandoned farms were made directly to the bureau by the assessors of the several towns at the close of the year 1889 and early in the year 1890.

The following definition of the term "abandoned farm" was placed upon the blank sent out to the assessors: —

"By 'Abandoned Farms' in this inquiry are meant those formerly cultivated but now deserted, upon which cultivation is now abandoned, and the buildings, if any, unoccupied and permitted to fall into decay. In some cases the grass is still cut on these farms, but nothing is done in the way of enrichment of the soil, and the land is practically unproductive and left to run wild." *

The returns were made in accordance with this explanation, which describes what is generally understood by the term abandoned farm; and the following statistical tables, so far as they refer to such farms, are limited by the definition given: —

The State and Counties.	Number.		
	Farms with Buildings.	Farms without Buildings.	Total.
The State,	772	689	1,461
Berkshire,	120	92	212
Franklin,	113	116	229
Hampshire,	92	124	216
Hampden,	101	112	213
Worcester,	187	157	344
Middlesex,	52	24	76
Essex,	2	–	2
Suffolk,	–	–	–
Norfolk,	25	11	36
Bristol,	33	19	52
Plymouth,	24	31	55
Barnstable,	13	2	15
Dukes,	10	1	11
Nantucket,	–	–	–

* A comparison of this definition with our circular letter to the assessors will explain, in part at least, the discrepancy in the number of such farms reported.

The following table shows the comparative acreage and value of all farms and abandoned farms, with percentages: —

The State and Counties.	Acreage of all Farms in 1885.	Acreage of Abandoned Farms in 1890.	Percentages of Acreage of Abandoned Farms of Acreage of all Farms.	Value of all Farm Land in 1885.	Assessed Value of Abandoned Farms in 1890.	Percentages of Assessed Value of Abandoned Farms of Value of all Farm Land.
The State, .	3,661,833⅜	126,509¼	3.45	$93,803,077	$1,076,328	1.15
Berkshire, .	547,689¾	27,397	5.00	10,221,355	130,745	1.28
Franklin, .	383,756⅛	18,776	4.89	6,428,883	117,434	1.83
Hampshire, .	316,442	21,672	6.85	5,800,379	132,072	2.28
Hampden, .	300,736½	16,836	5.60	6,183,261	116,343	1.88
Worcester, .	798,890⅛	29,117½	3.64	17,222,883	314,731	1.83
Middlesex, .	406,533	4,870¼	1.20	17,989,032	117,795	0.65
Essex, . .	193,999½	114	0.06	8,814,938	2,910	0.03
Suffolk, .	1,783¾	–	–	628,950	–	–
Norfolk, .	160,756¾	1,987	1.24	7,464,743	44,195	0.59
Bristol, . .	200,653⅜	2,221½	1.11	5,598,848	40,865	0.73
Plymouth, .	216,118½	2,407	1.11	5,180,840	41,268	0.80
Barnstable, .	84,344	466	0.55	1,657,313	11,050	0.67
Dukes, . .	41,805	645	1.54	487,424	6,920	1.42
Nantucket, .	8,325	–	–	124,228	–	–

If we classify the towns reporting abandoned farms, according to the preponderance in value of their product, whether of manufactures or of agriculture, classing those as manufacturing towns in which the annual product exceeds in value the value of agricultural products, we arrive at the results as to population, shown in the following table: —

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Barnstable.					
Manufacturing towns, .	1	3,393	2,972	1,819	—53.61
Agricultural towns, . .	2	1,911	1,943	2,044	+6.96
Berkshire.					
Manufacturing towns, .	3	5,175	5,627	11,177	+115.98
Agricultural towns, . .	15	13,509	13,305	8,726	—35.41

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Bristol.					
Manufacturing towns, .	4	9,339	10,075	16,919	+81.17
Agricultural towns, . .	3	6,396	5,978	5,841	—8.68
Dukes.					
Manufacturing towns, .	1	1,827	1,698	1,506	—17.57
Agricultural towns, . .	2	2,574	2,394	1,509	—41.38
Essex.					
Manufacturing towns, .	2	2,247	2,541	3,115	+38.63
Agricultural towns, . .	–	–	–	–	–
Franklin.					
Manufacturing towns, .	2	2,491	2,512	5,073	+103.65
Agricultural towns, . .	12	13,428	12,024	10,299	—23.30
Hampden.					
Manufacturing towns, .	6	12,194	13,597	18,143	+48.79
Agricultural towns, . .	5	4,739	4,437	3,475	—26.67
Hampshire.					
Manufacturing towns, .	5	7,387	7,241	10,908	+47.66
Agricultural towns, . .	9	9,318	8,466	6,507	—30.17
Middlesex.					
Manufacturing towns, .	10	19,268	22,774	36,081	+87.26
Agricultural towns, . .	7	8,041	7,518	8,007	—0.42
Norfolk.					
Manufacturing towns, .	7	14,303	15,500	19,737	+37.99
Agricultural towns, . .	1	671	671	786	+17.14
Plymouth.					
Manufacturing towns, .	6	14,393	15,346	16,475	+14.47
Agricultural towns, . .	3	3,374	3,283	2,645	—21.61
Worcester.					
Manufacturing towns, .	25	54,849	55,916	83,268	+51.81
Agricultural towns, . .	13	17,629	16,871	15,205	—13.75

The above table clearly brings out the reasons for growth in certain of the towns containing abandoned farms while others have declined.

In the following summary the bureau recapitulates the salient points brought out by the investigation.

Abandoned farm land in Massachusetts is principally confined to the western counties. Such land aggregates 3.45 per cent of the total farm acreage of the State, outside the limits of cities, and about 0.87 per cent of the value of such farm land. In Nantucket and Suffolk counties no abandoned farm land is returned. The percentage of acreage of abandoned farm land of total farm acreage, for the counties returning abandoned farm land, is highest in Hampshire County, reaching therein 6.85 per cent. It is lowest in Essex County, being therein only 0.06 per cent.

The average size of abandoned farms with buildings is 86 acres, and for those without buildings 87 acres. The average value of abandoned farms with buildings is $894, and for those without buildings $561. The average value of buildings on abandoned farms is $337 per farm, ranging much less than the average value of buildings upon farms under cultivation. Much of the abandoned land may be bought for less than $10 per acre.

While some of the towns containing abandoned farms show a recent decline in the value of agricultural products and property, this is not universally true, and the decline in certain localities is overbalanced by increase in others in the same county; so that, notwithstanding the existence of abandoned farms, each county, except Nantucket, shows an increase since 1875, in the value of agricultural products, and every county shows an increase in the value of agricultural property. In some counties, also, an increase in the acreage of land under cultivation appears.

Except in Barnstable and Dukes counties, the towns reporting abandoned farms show an aggregate increase in population since 1865; and, except in Barnstable, Dukes and Franklin counties, an increase since 1855. The increase is not usually so great, however, as appears in the other towns in the counties respectively. In the towns containing abandoned farms, and having no important manufacturing industries, a decline in population generally appears. The exception is in Middlesex and Norfolk counties, in which, however, the proportion of abandoned farm land is small.

Under the head of "Causes for Abandonment of Farms," the report says: —

There is a strange fascination in city life which has always existed, and which leads many who are under its spell to prefer poverty and privation in the city to independence and comfort in the country. This fascination is intensified by the undoubted benefits which the modern city offers to those within or near it.

And yet it must be admitted that the promise which leads to the abandonment of country life is frequently unfulfilled. The movement from the country toward the city may affect, indeed has affected, the labor market in two ways; it may lead to a dearth of agricultural labor in the depleted districts, thus adding to the burdens which in too many cases the farmer already bears, and it may intensify the competition to which the city laborer is subjected, both as to employment and as to wages. This competition reacts upon those who come to the city for the purpose of improving their fortunes only to find the opportunities open to them constantly growing less. On the other hand, the life of the farmer, notwithstanding its burdens, was never so easy in many respects as at present. The farms of New England have in the past nurtured strong and brave men, but it was not because of any specially favorable economic conditions. It was the New England character, the New England home life, the New England respect for the church and school, which, frequently in the face of adverse circumstances, developed the New England citizen. It could be easily shown that the hardships and poverty among farmers in the early part of the century were much greater than they are to-day. The improvements due to modern invention have lightened farm labor, while the railroad, the telegraph and the press have brought the most retired farms into communication with the activities of the age. The farmer may not be able to amass wealth, nor can the majority of those in cities hope to do so. He is generally sure of a comfortable living as the reward of his toil, and the contingencies that affect his employment are usually no greater than those affecting employment in cities. If opportunities for large profits are not opened to him, he is relieved from the risk incidental to such opportunities. That some of the burdens under which he suffers might be and ought to be removed is undeniable; but there are those in the city, working for low wages, liable to periodical unemployment, to whom life upon the abandoned farms would offer an agreeable change; only they must first be convinced that such a change is desirable.

A brief summary of the physical characteristics of the Commonwealth, viewed from an agricultural stand-point, statistics of her schools, agriculture, and the aid she affords to her agriculturists, will certainly not be out of place in the catalogue. Want of space prevents going into detail; consequently only a few of the most important facts are given.

The surface of Massachusetts is greatly diversified, being, in the eastern and south-eastern parts, undulating or level; in the central section, hilly and broken; and in the western, rugged and mountainous. The Green Mountain range, divided into two parallel ridges, called, in general, the Taconic and Hoosac mountains, runs from north to south across the western part of the State. Among the most noted mountain peaks in the State are Mounts Greylock, Holyoke, Tom, Sugar Loaf, Toby and Wachusett. The mountains and hills of Massachusetts are mostly clothed with forest growth. From their sides many streams flow forth to irrigate the land and furnish power for manufactories. Many of these brooks are the abode of that best of game fish, the trout. The State has an abundant supply of water power and few towns are destitute of mill privileges. The principal rivers are the Hoosac, Housatonic, Connecticut, Deerfield, Blackstone, Merrimac, Charles and Taunton. There are a large number of lakes and ponds. The total area of the ponds in the State containing over ten acres each (Walling) is 92,938 acres.

The soil varies from the lightest and least productive to the strongest and most fertile. The climate is changeable, but in general conducive to health. There are many localities which command the admiration of lovers of the grand and beautiful in nature.

In the five western counties the scenery is much the same as in New Hampshire and Vermont, which is so noted the world over. The scenery in many localities in these counties cannot be surpassed. The location and surroundings of many of the farms catalogued make them ideal places for summer residences.

The following statements and figures concerning the public schools of the State are taken from the forthcoming annual report of the Board of Education (1890–91). The public schools of Massachusetts are State institutions. The statutes of the Commonwealth require every town to maintain a sufficient number of schools for all the children who may legally attend them. The school committees of the several cities and towns determine what is a sufficient number of schools; are required to select public school teachers and fix their

salaries; must keep the school-houses in good repair, and provide all things necessary for the comfort and convenience of the scholars at the expense of the town.

Chapter 103 of the Acts of 1884 requires the towns and cities of the Commonwealth to provide at their expense the text-books and supplies used in all grades of the public schools. The Legislature of 1870 passed an act granting authority to the towns to unite in districts for the employment of school superintendents. The law of 1888 made provision for aiding, in the employment of such agents, all towns whose valuation does not exceed two and one-half millions of dollars. Under these two acts, thirty-eight school superintendent districts have been formed, including one hundred and sixteen towns and thirteen hundred and eighty-three public schools. By chapter 272 of the Acts of 1891 a sum not exceeding thirty-five thousand dollars is annually appropriated to aid small towns to provide themselves with school superintendents. The number of public schools May 1, 1891, was 7,239; the number of pupils of all ages in the public schools during the year ending May 1, 1891, was, 376,986; number of persons employed as teachers in the public schools during the year, 10,646; number of high schools, 244; number of pupils in high schools, 26,294; evening schools, 266, in 55 cities and towns; amount raised by taxation for support of public schools, including only wages and board of teachers, fuel for the schools and care of fires and school-rooms, $5,707,514.37. The Massachusetts school fund now amounts to $3,425,504 53. Chapter 177 of the Acts of 1891 provides for the distribution of one-half of the annual income of the school fund in the following manner: every town complying with all laws in force relating to the distribution of the income of the school fund, and whose valuation of real and personal estate does not exceed one-half million dollars, shall annually receive two hundred and seventy-five dollars; every such town whose valuation is more than one-half million dollars and does not exceed one million dollars, shall receive two hundred dollars, etc. The remainder of said half shall be distributed to all towns whose valuation does not exceed three million dollars, and whose annual tax rate for the support of public schools is

not less than one-sixth of their whole tax rate for the year. Chapter 347 of the Acts of 1890 provides for the appointment of a board of library commissioners. Among other things the board is authorized to expend, upon application of the board of library trustees of any town having no free public library owned and controlled by the town, a sum not exceeding one hundred dollars for books for any such town entitled to the benefits of the act. There are 211 towns and cities having free public libraries under municipal control, and 284 of the 351 towns and cities contain libraries in which the people have rights or free privileges. There are about 2,500,000 volumes in these libraries, available for the use of 2,104,224 of the 2,238,943 inhabitants which the State contains according to the census of 1890. The commissioners believe that within five years every town in the Commonwealth will have a free public library. It is not necessary to print the long list of colleges, seminaries, and other higher institutions of learning which have made the old Commonwealth proud. They speak for themselves.

The census of 1885 clearly proved to our people that agriculture was not on a decline in this State. It is true that the facts showed that the great staple products — those which come to mind when we think of old-fashioned farming — were gradually being replaced by a different class of crops. This change is illustrated by the beef industry, which was once so flourishing. There are many now living who recall the great numbers of cattle fattened in the Connecticut valley and on the Berkshire hills and then driven to the Boston market. Now the markets of the State are largely supplied with Western dressed beef, although at the present time there is more encouragement for the raising of cattle for market than has been the case for several years.

The production of butter increased from 3,745,293 pounds in 1865 to 9,685,539 pounds in 1885; and milk from 10,079,180 gallons in 1865 to 72,528,628 gallons in 1885. The estimate for 1890 is not less than 100,000 000 gallons. Indian corn, English hay and potatoes have fluctuated more or less, but there has been no marked falling off in quantity. The wheat crop has been steadily falling off since the first State census in 1845. The same is true of wool; but

the business of producing early lambs and mutton has considerably increased and is quite profitable.

According to the United States census of 1890, there are 120 nurseries in the State, occupying 1,891 acres of land. The total value of these nurseries is $1,393,666 80; value of implements, $37,249.20; total capital invested, $1,773,500. The number of seed farms is 25, occupying 3,000 acres; the total value of the farms, implements and buildings being $809,448. The number of floral establishments is 407; total square feet of glass, 2,717,946; acres of land cultivated, 467; value of tools and implements used, $104,090.25; with total value of establishments, including fixtures and heating apparatus, $2,663,587.08. Nearly all these were established since 1870. In 1875 the acreage of market gardens was 3,988⅝; total gold value, $1,024,286. In 1885 the acreage was 8,861⅞, valued at $3,088,826.

According to the State census of 1885, there were 881,402 acres of cultivated land in 1865, and 939,260½ in 1885. In 1875 the value of farm land was $104,133,794, gold; in 1885, $110,700,707, — an increase of 6.30 per cent. In 1875 the value of cultivated farm land was $55,435,454; in 1885, $59,891,808, — an increase of 8.04 per cent. The value of farm land, buildings, implements, machinery and domestic animals in 1875 aggregated $187,477,569, gold; in 1885 this had increased to $216,230,550, or 15.34 per cent.

According to the aggregate of polls, property, taxes, etc., as assessed May 1, 1885, the total valuation of the Commonwealth was $1,782,349,143. May 1, 1890, the total valuation was $2,154,134,626.

Of the $216,230,550 worth of agricultural property, $110,700,707 was in land; $74,418,218 in buildings; $7,397,990 in machines, implements, etc.; $17,055,153 in domestic animals, etc.; and $6,658,482 in fruit trees and vines. Every county in the State shows an increased average value of land and buildings on farms in 1885 over 1875. Of the $47,756,033 worth of agricultural products in 1885, $13,080,526 were classed as dairy products; $11,631,776 as hay, straw and fodder; $5,227,194 as vegetables; $3,218,444 as animal products; $2,227,799 as poultry products; $2,924,574 as wood products; $2,680,804 as fruits, berries and nuts;

$1,855,145 as cereals; $2,252,748 as meats and game; $688,813 as greenhouse products, and the remainder scattering. In 1875 the number of persons engaged in agriculture was 70,945; in 1885, 77,661.

In 1885 the population of the State was 1,942,141, divided as follows: domestic service, 534,156; manufactures, 394,584; scholars, 331,584; at home, 227,213; trade, 106,773; agriculture, 77,661; transportation, 48,818. No other class numbered over 40,000.

In 1875 the total amount paid as wages to employees in agriculture was $5,000,820; in 1885, $6,390,252.

In reading the totals of Massachusetts agriculture, it should not be forgotten that the State is small in territory, having by the census of 1890 only 8,315 square miles (Connecticut, Delaware, New Jersey and Rhode Island only being smaller); while New York has 49,170; Ohio, 41,060; Illinois, 56,650; Kansas, 82,080; Nebraska, 77,510, etc.

The county of Worcester in Massachusetts, by the State census of 1885, showed annual agricultural products valued at $9,385,744. The county of Middlesex showed $8,030,965. The United States census of 1880 showed no county that equalled in value of agricultural products this product of Worcester County by the 1885 census, and only two that exceeded Middlesex, one of these being in California and the other in Pennsylvania. Along with agriculture, Worcester County had 2,755 manufacturing establishments, employing 53,091 hands, producing $83,209,746 worth of goods. Middlesex County had 3,504 manufacturing establishments, employing 68,288 hands, producing $128,599,892 worth of goods. In the State in 1890, 300,227 persons were employed in manufacturing establishments, producing $871,061,163 worth of manufactured goods, — an increase in five years of 29.12 per cent.

Massachusetts farmers have one advantage over their brothers in many of the States of the Union, in that they have a good home market for their produce. Within our 8,315 square miles are 28 cities and 323 towns. Seventy-two of these towns have a population of 4,000 and over. There are 47 cities and towns which have a population of 8,000 and over. The business of supplying these centres of population

with milk, butter, eggs, fresh fruit and fine vegetables, belongs to the farmers of the State. Those who furnish the best in condition, and at the time wanted, will find a demand and remunerative prices.

Massachusetts has been very kind to her agriculturists, and has sought in many ways to protect and further her agricultural interests, though she cannot be called an agricultural State. Among the institutions created by her or made recipients of her bounty are the State Board of Agriculture, established in 1852; the Massachusetts Agricultural College, incorporated in 1863; the State Agricultural Experiment Station, established in 1883; the State Cattle Commission, established in 1860; and 37 incorporated agricultural and horticultural societies, each having a representative on the Board of Agriculture, and each receiving an annual bounty from the Commonwealth.

The Board of Agriculture at the present time consist of 45 members. It holds two regular meetings each year. Its work is largely done, however, by committees, among which are an executive committee, examining committee of the Agricultural College (the Board of Agriculture being by law overseers of the college), committee on the extermination of the gypsy moth; has two members on the Board of Control of the State Agricultural Experiment Station, and three members constitute a Dairy Bureau. The secretary of the Board is elected annually by the Board, and is the executive officer. The office of the Board is placed near and connected with the government, so that the whole legislation in reference to bounties, premiums and general agricultural interests of the State is looked after and influenced by the department.

The Agricultural College is located at Amherst, in Hampshire County, and is governed by a Board of Trustees consisting of 14 members appointed by the governor; with the governor, president of the college, secretary of the Board of Education, and secretary of the Board of Agriculture as members *ex officio*. The twenty-eighth annual report, January, 1891, shows a faculty of 12, and 174 students connected with the college during the year 1890. The Hatch Experiment Station, supported by the national government,

is located at the college. The net assets of the college Jan. 1, 1891, were $280,863.70. By act of the Legislature eighty free scholarships are available annually for persons residing in the Commonwealth. A labor fund has also been established by the Legislature to assist those students who are dependent, either wholly or in part, on their own exertions, by furnishing them work on the farm and in the several departments of the college. The expenses of students attending the college range from $250 to $400 per year, including tuition (annual report, 1891, page 62) of $80 per year. A person receiving a scholarship is not required to pay tuition.

The State Agricultural Experiment Station occupies a portion of the college grounds. It is governed by a Board of Control, which is a body of 11 persons, the governor being president *ex officio*. The value of the station property Jan. 1, 1891, was $38,789.50.

The Cattle Commission consists of three persons appointed by the governor, with power to use all lawful means to suppress contagious diseases of domestic animals.

The State appropriations for agricultural purposes amounted in 1888 to $81,421.75; in 1889 to $86,141.00; in 1890 to $74,240.98 (also an additional appropriation of $50,000.00 for the extermination of the gypsy moth); and in 1891 to $83,654.00 (also an appropriation of $50,000.00 for gypsy moth work).

It will be noticed that the descriptions of farms are arranged by counties, commencing with Barnstable and ending with Worcester. The arrangement is also alphabetically by towns in each of the several counties. These descriptions are quite full, and it is believed will give a fairly accurate idea of the farms described. Some of them were not certified to for reasons which seemed satisfactory, and such are indicated by an asterisk and foot-note. It will be further noticed that the address of the owner or agent of each farm is appended to the description. Some of the requests for catalogues which have been received would indicate that the writer thought that the State had bought or was to buy these farms, and give or lease them to those wishing them. This is not the case. The law and circulars printed on the first pages of the cata-

logue show just what is contemplated by the State and by the Board of Agriculture. Parties wishing for further information relative to the several farms advertised should correspond with the owner or agent whose name is appended. The buying must be done of the owner or agent and cannot be done through this office. Letters of inquiry to this office will be promptly attended to, and all information possible will be given. It is desired to again call attention to the law (printed on page 4) under which the Board of Agriculture is acting.

Since it became known that a catalogue of abandoned and partially abandoned farms was to be issued by this office a number of requests for said catalogue have been received, and it is thought best to print the following summary to show the localities from which these requests have come: Massachusetts, 140; New Hampshire, 4; Vermont, 1; Rhode Island, 9; Connecticut, 10; New York, 79; New Jersey, 7; Pennsylvania, 5; Washington, D. C., 5; Virginia, 4; North Carolina, 1; Alabama, 2; Florida, 3; Ohio, 2; Indiana, 1; Michigan, 3; Illinois, 2; Iowa, 1; Texas, 1; California, 1; Washington, 1; Montreal, Can., 2; and London, Eng., 1. Total, 285.

It is possible that another catalogue may be issued in the near future. Therefore the sale of farms described in this catalogue should be at once reported to this office, that they may not be included in future catalogues. Owners or agents of abandoned or partially abandoned farm property in the Commonwealth, the descriptions of which are not included in this catalogue, are asked to communicate with this office, if they wish to have their property advertised in this way.

Three thousand copies of this catalogue have been printed and a limited number will be sent to any one free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS,
Secretary.

DESCRIPTIVE CATALOGUE.

BARNSTABLE COUNTY.

Truro.

Farm of 2 acres; suitable for cultivation. House, two-story, square; 12 rooms; good repair. Barn small, in good repair. Fences mostly wire; in good condition. Cistern. Railroad station, 1 mile; post-office, 1 minute's walk. Price, $350, all in cash. Address, Charles P. French, Chatham, Mass.

Yarmouth.

Farm of 40 acres; with shore privilege; mowing, 5 or 6 acres; pasture, 30; woodland, 1; all suitable for cultivation or pasturage. Grass can be cut with a machine. There are also 20 acres of salt meadow and upland with shore privilege, separate from the farm, which will be included for the price named. Double house, 28½x33½; L, 11½x20½; 11 rooms; good repair. Barn, 25x35, in poor repair. Outside fences in good condition, cross fences poor. Good spring and well water. Railroad station, Hyannis, 2½ miles; post-office, West Yarmouth, 1 mile. There are two hen-houses, one, 8x12, the other, 7x14, with three wire yards; the largest, 40x50. Also a store room, 10x12; and an old wood-house, 14x20. Price, $5,000; all in cash. Address, Elkanah Crowell, West Yarmouth, Mass.

Withdrawn. 1892.

BERKSHIRE COUNTY.

Alford.

Farm of 175 acres: mowing, 40; pasture, 85; woodland, 50; suitable for cultivation, 50 beside the mowing. House, 36x24; L, 16x30; 12 rooms; good repair. Grass can be cut with a machine. Two barns, each 30x40; shed, 18x36. Barn in good repair. Stone wall and rail fences. Running water to house and barn. About 30 apple trees, 15 other fruit trees. Railroad station, State Line, 5 miles; post-office, West Stockbridge, 1½ miles. Price, $3,000; cash at sale, $800; interest on balance, 6 per cent. Stage passes house twice daily leaving mail at door. Address, W. C. Hinman, Great Barrington, Mass.

Sold. 1892.

Becket.

Farm of 330 acres: mowing, 32 to 35; pasture, 100; woodland, 195; suitable for cultivation, 25. One-half of the grass can be cut with a machine. House, 24x26; woodshed, 12x15; 9 rooms; fair repair. Barn, 30x40, with shed and wagon-house; barn, 26x36; very good repair. Stone wall and rail and pole fence. Well at house and barn, good springs in the pastures. Fruit enough for family use. Probably 1,000 cords of young wood on the farm, one-half or more fit to cut. School, 1¼ miles distant. Railroad station, Becket, 4½ miles; post-office, Becket, 4½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, C. B. Ferry, Becket, Mass.

Farm of 170 acres: mowing, 40; pasture, 60; suitable for cultivation, 20. Sugar bush, 200 trees. House, 36x24; L, 22x15; 12 rooms; fair repair. Barn, 30x40; horse barn, 22x40; sheep barn, 20x40; all in good repair. Fences in very good condition. Good well. Plenty of apples. Railroad station, Becket, 5 miles; post-office, West Becket, 1½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, George G. Carter, West Becket, Mass.

Cheshire.

Farm of 299 acres: mowing, 75; pasture, 199; woodland, 25; suitable for cultivation, nearly all the mowing land. Nearly all the grass can be cut with a machine. House, 22x32; L, 15x15; 10 rooms; poor repair. Barn, 30x45; barn, 30x30; both in poor repair. Stone wall, rail and wire fences. Spring water near house. Not many apple trees. Railroad station, Cheshire, 2½ miles; post-office, Cheshire, 2½ miles. I have only a life estate on the place, but all the heirs are willing to sign a deed conveying the same. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Dalton, Adams, Mass.

Florida.

Farm of 111 acres: mowing, 30; pasture, 50; woodland, 30; suitable for cultivation, 60. Most of the grass can be cut with a machine. Sugar bush, 100 trees. Two-story house, 36x30; one-story L, 26x20; woodshed and horse shed attached; 11 rooms; in good repair and roofs slated. Cow-barn, 30x70; horse-barn, 24x30; both in good repair with cellars. Stone wall and rail and brush fence. Well, spring and two brooks. Railroad station,

North Adams, 4 miles; post-office, Florida, ¼ mile. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathan D. Beaman, North Adams, Mass.

Farm of 150 acres: mowing, 50; pasture, 40; woodland, 60; suitable for cultivation, 90. Grass can be cut with a machine. Sugar bush, 2,000 trees. House, 26x36; L, 20x20; 8 rooms; fair repair. Barn, 20x40; shed, 20x30; in fair repair. Stone wall and post and pole fence. Good well. Twenty-five apple, 2 plum and 2 pear trees. Railroad station, North Adams, 5 miles; post-office, Florida, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Farm of 98 acres: mowing, 20; pasture, 30; woodland, 48; suitable for cultivation, 40. Most of grass can be cut with a machine. Sugar bush, about 150 trees. No buildings. Common fences in fair condition. Never-failing spring. About 60 apple trees; a few cherry trees. Railroad station, Hoosac Tunnel, 2 miles; post-office, Hoosac Tunnel, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Farm faces south-east. Address, R. D. Dickinson, North Adams, Mass.

Great Barrington.

Farm of 400 acres: mowing, 75; pasture, 300; suitable for cultivation, 75. There are 1,500 cords of wood, and considerable good timber on the farm. Grass can be cut with a machine. Large two-story house; good-sized L; 16 rooms; fair repair. Five barns of different sizes, all in fair repair. Rail fence in poor condition. Water from springs. One hundred apple and a few pear trees. Railroad station, South Lee, 3 miles; post-office, South Lee, 3 miles; school-house in sight. Price, $4,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, F. A. Hobbs, Receiver Stockbridge Savings Bank, Stockbridge, Mass.

Withdrawn 1892.

Monterey.

Farm of 200 acres: mowing, 30; pasture, 50; woodland, 120; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, one story, 24x40; L, small; 12 rooms; needs some repairs. Stone wall, rail and pole fences in fair condition. Well, springs and trout brook. Fifty apple trees, 8 pear trees. Railroad station, Great Barrington, 11 miles; post-office, West Otis, 1 mile. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Is on a hill with a southern

exposure overlooking Lake Garfield. Address, M. V. Thomson, Monterey, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 18. Sixteen acres of grass can be cut with a machine. Sugar bush, 36 trees. House, 30x40; L, 18x25; 8 rooms; fair repair. Barn, 26x34, in good repair, with cellar and stable in basement. Stone wall and wire and rail fence in fair condition. Running water at barn and pump at house. Seventy-five apple, 10 plum and 6 pear trees and some grapes. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, William H. Martin, Great Barrington, Mass.

New Ashford.

* Farm of 500 acres: mowing, 40; pasture, 100; woodland, 360; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x36, 8 rooms, good repair. Barn, 26x60; L, 20x40; good repair. Wall, rail, pole and brush fences. Well and springs and trout brook. One hundred apple trees, 10 other fruit trees. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Railroad station, Williamstown, 10 miles; post-office, New Ashford, ¾ of a mile. Address, Elihu Ingraham, New Ashford, Mass.

Withdrawn, 1892

* Farm of 224 acres: mowing, 70; pasture, 79; woodland, 75; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 75 trees. House, 24x30, 8 rooms, fair repair. Barn, 28x36, in good repair. Wire and rail fence not in good condition. Brook, well and springs. Forty apple trees. Railroad station, Williamstown or Pittsfield, 9 miles; post-office, New Ashford, 1 mile. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, N. Chamberlain, Williamstown, Mass.

New Marlborough.

Farm of 143 acres: mowing, 40; pasture, 83; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine on 25 acres. House, 24x50, with wagon-house attached; 8 rooms; good repair. Two barns, 20x40 and 30x40. One hennery, 1 corn-house, 1 hog-house. Barn in good repair. Barb wire and rail fences. Well and springs. Twenty-five apple trees. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 2 miles. Price, $1,100; cash at sale, $500; interest on

* Not certified to.

balance, 5 per cent. Farm situated on high ground but land level. Address, Francis Sage, Winsted, Conn.

Farm of 330 acres: mowing, 40 to 50; pasture, 100; 180 acres of sprouts, swamp and woodland; suitable for cultivation, 80 to 100. Most of the grass can be cut with a machine. House, 20x40; L, 18x20; 11 rooms; good repair. New barn, 24x36; two barns, 30x40; horse barn, 20x36. All barns in fair repair and a cellar under new barn. Some wood fences in poor condition and some stone wall and wire fence. Well at house and spring that could be brought to barns. About 40 apple trees and some cherries and grapes. Railroad station, Sheffield, 10 miles, Great Barrington, 12 miles; post-office, New Marlborough, 1¾ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 4 per cent. I think there is $2,000 worth of wood and timber on the place, principally pine and hemlock. Address, Stephen Powell, New Marlborough, Mass.

Farm of 15 acres: mowing, 5; pasture, 7; woodland, 3; suitable for cultivation, 12. Grass can be cut with a machine. House, 30x40, 10 rooms, good repair. Barn, 26x36, fair repair. Stone wall, board and rail fences. Spring water which runs in house through iron pipes. Eighteen apple trees, 3 pear trees, 2 crab apple, 3 cherry and 12 plum trees. Railroad station, Canaan, Conn., 8 miles, connected by stage; post-office, Southfield, 3 minutes' walk. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Fifty acres of other land, mostly woodland, can go with this place if desired. Address, W. G. Cargill, Canaan, Conn.

Farm of 60 acres: mowing, 15; pasture, 27; woodland, 18, of fine timber; part of mowing land suitable for cultivation. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House large, tumble-down condition though occupied. Barn has tumbled down. Stone wall and rail fences in poor condition. Spring, never failing. Seventy-five apple and several cherry and plum trees. Railroad station, Norfolk, Conn., 5 miles; post-office, Southfield, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. On main road from Norfolk, Conn., to New Marlborough. Address, L. D. Alling, West Torrington, Conn.

Farm of 125 acres: mowing, 45; pasture, 22; woodland, 58; suitable for cultivation, 24. Most of the grass can be cut with a machine. House, 36x30, two stories, 6 rooms, good repair. Two barns, 50x24 and 40x30, both in good repair. Stone wall and rail fences not in good condition. Good spring water at the barn and house. Twenty-five grafted and 50 wild apple trees. Rail-

road station, Great Barrington, 10 miles, and Canaan, Conn., 10 miles; post-office, New Marlborough, 1½ miles. Price, $900; cash at sale, $400; interest on balance, 5 per cent. Address, W. H. Mulhall, Great Barrington, Mass.

Farm of 230 acres: mowing, 30; pasture, 100; woodland and unimproved land, 100; suitable for cultivation, 75. Grass can nearly all be cut with a machine. Sugar bush, 400 trees. Two-story house, 40x30; large L; 12 rooms; fair repair. There are 3 barns and other outbuildings, all in good repair. Stone wall and rail and brush fence. Good spring water at house. About 40 apple and a few pear trees, besides some grapes and currants. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 1½ miles. Price, $2,200; cash at sale, $1,100; interest on balance, 6 per cent. Address, Mrs. Cesarme Sage, South Sandisfield, Mass.

Farm of 300 acres: mowing, 50; pasture, 100; woodland, 150, one-third being sprout land; suitable for cultivation, 50. Thirty acres of the grass can be cut with a machine. Sugar bush, 40 trees. House, 30x46; L, 40x18; L, 30x18; 18 rooms; fair repair. Barn, 50x33, in fair repair, with yard enclosed by three sheds of two roofs. Milk house, 12x10. Rail fence, stone wall and pole fence, in indifferent condition. Good well at house and barn, with many springs on the place. Forty apple and some pear and plum trees and grape vines. School-house 30 rods distant. Southern exposure. Wood and timber enough on place to pay for it. Railroad station, Norfolk, Conn., 6 miles; post-office, Southfield, 2 miles. Price, $3,000; cash at sale, $1,200; interest on balance, 6 per cent. Address, Egbert D. Norton, Southfield, Mass.

Farm of 220 acres: mowing, 40 or 50; remainder about equally divided between pasturage and wood; suitable for cultivation, 15 or 20. Grass can be cut with a machine. House, 24x30; L, 24 feet long; 8 or 10 rooms; needs some repairs. Two barns that join, each 40x28, in comfortable repair. Rail, pole and brush fence. Two brooks and a good well. Fifteen or 20 apple trees. Railroad station, Norfolk, Conn., 4 miles; post-office, Southfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, M. T. Tobey, East Canaan, Conn.

Farm of 115 acres: mowing, 60; pasture, 40; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. House, 25x30; L, 14x25; 10 rooms; good repair. Barn, 40x50; barn, 20x30; both in good repair, with cellar. Stone wall and board, rail and wire fence in good condition. Well and springs, with running stream. About 50 apple and about 20 other fruit trees. Railroad station, Ashley Falls, 6 miles; post-office, Mill

River, $\frac{1}{8}$ mile. Daily stages from Canaan, Conn., and Great Barrington, Mass. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, F. T. Whiting, Great Barrington, Mass.

Otis.

Farm of 135 acres: mowing, 25; pasture, 40; woodland, 70; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, about 100 trees. No buildings. Fenced with stone wall mostly. Good well, never dry. About 50 apple trees. Railroad station, Chester, 9 miles; post-office, Otis Centre, $2\frac{1}{2}$ miles. Price, $450, all in cash. The old building site is very pleasantly located. Address, Milton S. Thompson, Russell, Mass.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 500 trees. House, 37x25, one and one-half story, 9 rooms, good repair. Two barns, 36x26 and 24x22, barn cellar, fair repair. Stone wall and rail fence in fair condition. Well and spring. Forty to 50 apple trees and a few pear trees. Railroad station, Chester, 13 miles; post-office, Otis, 3 miles. Price, $1,000, all in cash. Farm near school and good water-power on it. Address, James Kelly, East Winsted, Conn.

Farm of 250 acres: mowing, 25; pasture, 150; woodland, 75; suitable for cultivation, 12. Part of the grass can be cut with a machine. Sugar bush, 400 trees. No house. Barn, 24x36, in good repair. Rail and brush fence in good repair. Never-failing well. Large lot of common fruit. Railroad station, Lee, 10 miles; post-office, West Otis, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Edward G. Oles, West Otis, Mass.

Farm of 400 acres: mowing, 75; pasture, 225; woodland, 100; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 400 trees. Two-story house, 26x36; L, 24x18; 9 rooms; good repair. Two barns, 54x30; barn, 26x30; barn, 16x17; shed, 10x26; all in good repair. There is a barn cellar. Stone wall and rail and brush fence in good condition. Good water supply. There are plenty of apple trees. Railroad station, Lee, 10 miles; post-office, Otis, 2 miles. Price, $1,500; terms easy; interest on balance, 6 per cent. Address, John Higgins, Great Barrington, Mass.

Farm of 70 acres: mowing, 5; pasture, 12; woodland, 40; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; 30-foot L; 10 rooms; good repair. Barn, 20x30, in good repair. Carriage-house and ice-house in good repair.

Ordinary fences. Good water supply. Thirty apple and 5 other fruit trees. Railroad station, Chester, 8 miles; post-office, Otis Centre, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, W. C. Broga, 28 Jefferson Street, Westfield, Mass.

Farm of 60 acres: mowing, 20; pasture, 40; enough wood in pasture for home use; suitable for cultivation, 6. Grass could be cut with a machine if the stone were picked up. Sugar bush, over 100 trees. House, 40x24, 5 rooms, poor repair. Barn, 40x26, poor repair. Stone wall, rail, pole and brush fence. Good water supply. Twenty-five apple trees. Railroad station, Lee, 6 miles; post-office, West Becket, 1½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. If money is all paid down will take $300. Address, Benoni Steadman, West Becket, Mass.

Farm of 60 acres: mowing, 20; pasture, 20; woodland, 20; suitable for cultivation, 10. About half of the grass can be cut with a machine. House, 22x36; L, 15x30; 5 rooms; needs some repairing. Barn, 26x36, needs some repairs. Some stone wall and some wooden fence. Good water supply. Plenty of apples; mostly natural fruit. Farm about 100 rods from White Lily Pond. Railroad station, Chester, 6 miles; post-office, North Blandford, 3 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Address, Elisha Prentice, North Blandford, Mass.

Farm of 80 acres; mowing, 20; pasture, 20; woodland, 40; suitable for cultivation, 10. Part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 24x32; L, 12x20; 7 rooms; needs repair. Barn, 28x36, besides horse-barn and shed, needs repair. Some stone wall and some wooden fence. Good well. About fifty apple trees; part of them good grafted fruit. Railroad station, Chester, 7 miles; post-office, North Blandford, 3 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill, ½ mile. School-house, 100 rods from house. Address, Elisha Prentice, North Blandford, Mass.

Farm of 150 acres: mowing, 40; pasture, 60; woodland, 50; suitable for cultivation, 40. Twelve acres of the grass can be cut with a machine. Sugar bush, 300 trees. House, 30x40, 6 rooms, good repair. Barn, 30x40, in good repair. Good fences. Good well and water in every lot. Two hundred apple and 2 pear trees. Railroad station, Lee, 8 miles; post-office, West Becket, 3 miles. Price, $800; cash at sale, $200; interest on balance, 5 per cent. Address, Dennis Cahalan, West Becket, Mass.

Peru.

Farm of 127 acres: mowing, 30; pasture, 97; woodland, 20; suitable for cultivation, 27. Grass can be cut with a machine. Sugar bush, 500 trees. House, 25x30, 8 rooms, good repair. Barn, 25x52, in good repair, with cellar. Stone wall and barbed-wire fence. Water from spring. About 50 apple trees. Railroad station, Washington, 1¼ miles; post-office, Washington, 1¼ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, John Fleming, Pittsfield, Mass.

Farm of 200 acres: mowing, 50; pasture, 75; woodland, 75; suitable for cultivation, 30. The greater part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 28x30; L, 13x23; 12 rooms; fair repair. Barn, 31x64, including shed, poor repair. Mostly pole fence in poor condition. Good water supply from unfailing springs. One hundred and fifty apple trees. School near by and church about 2 miles distant. Railroad station, Hinsdale, 5¼ miles; post-office, East Windsor, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Berkshire County Savings Bank, Pittsfield, Mass.

Withdrawn, 1892

Farm of 100 acres: mowing 20; pasture, 45; woodland, 35; suitable for cultivation, 10. Nearly all of the grass can be cut with a machine. Sugar bush, 50 trees. One and one-half story house, 40x32; L, 38x22; 11 rooms; good repair. Barn, 40x20; barn, 60x40; small barn in good repair, the other not. Stone wall, rail and brush fence. Well at house and barn, springs in pastures. Thirty apple and 3 other fruit trees. If farm is sold this fall will give one year's supply of hard wood now at door. Railroad station, Hinsdale, 3½ miles; post-office and church, Peru, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, John M. Stowell, Peru, Mass.

Sold, 1892.

Farm of 160 acres: mowing, 60; pasture, 75; woodland, 25; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 100 trees. House, 35x35; L, 35x25; 10 rooms; good repair. Barn, 40x45; barn, 40x35; both in comfortable repair. Mostly fenced with stone wall. Never-failing spring. Railroad station, Hinsdale, 4 miles; post-office, Peru, 1½ miles. Price, $900; cash at sale, $500; interest on balance, 5 per cent. Address, Frank C. Phillips, Hinsdale, Mass.

Richmond.

Farm of 83 acres: mowing, 53; pasture, 15; woodland, 15; suitable for cultivation, 68. Grass can be cut with a machine.

House in poor condition. Barn, 40x30, and two good sheds enclosed, in good repair. Rail and wire fences in good condition. Good well. Thirty apple trees. Railroad station, Richmond, $\frac{3}{4}$ mile; post-office, Richmond, $\frac{3}{4}$ mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent, semi-annually. Address, P. H. Shaw, Richmond, Mass.

* Farm of 1,000 acres: mowing, 100; pasture, 500; woodland, 300; suitable for cultivation, 400. Most of the grass can be cut with a machine. House, 40x50; L, 20x30; 12 rooms; fair repair. Two large and one small barn all in fair condition. Fences in poor condition. Land well watered by springs. Fifty apple trees. Railroad station, Richmond, $1\frac{1}{4}$ miles; post-office, Richmond, $1\frac{1}{4}$ miles. One-half mile from church and school. Lenox, 5 miles. Is in the market at $10,200. Would give reasonable terms with interest as parties may agree. Address, Thos. A. Oman, Pittsfield, Mass.

Farm of 165 acres: mowing, 33; pasture, 70; woodland, 57; suitable for cultivation, 93. Grass can be cut with a machine. House, 22x33; L, 14x22; 9 rooms; poor repair. Barn, 40x60, in good repair. Rail and wire fence in good condition. Good water supply. Sixty apple trees. Railroad station, West Pittsfield, $1\frac{1}{2}$ miles; post-office, West Pittsfield, 1 mile. Price, $4,500; cash at sale, $1,500; interest on balance, 5 per cent. There is a trout brook on the farm. Address, James F. Coleman, West Pittsfield, Mass.

Sandisfield.

Farm of 97 acres: mowing, 33; pasture, 25; woodland, 38, heavy timbered; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 30x40; L, 12x22; 9 rooms; fair repair. No barn. Stone wall in good condition. Good well, 2 springs and a brook running through the farm. One hundred and fifty apple and 4 pear trees. Railroad station, Norfolk, Conn., $7\frac{1}{2}$ miles; post-office, Sandisfield, $\frac{1}{2}$ mile. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. There is plenty of timber on the farm fit for building purposes. Farm on stage line from Sandisfield to Winsted, Conn. Address, H. J. Whitney, Glendale, Mass.

Farm of 287 acres: mowing, 40; pasture, large part of the farm; woodland enough to supply the wants of the place; suitable for cultivation, all the mowing land and portions of the pasture. A large part of the grass can be cut with a machine. Sugar bush,

* Not certified to.

300 trees. Medium-sized house, much out of repair. An old barn in poor repair. Stone wall and brush fence in need of repairs. An excellent well at the house and an unfailing brook through the farm. A good-sized orchard. Railroad station, Norfolk or Winsted, Conn., 14 miles; post-office, New Boston, 3 miles. Price, $350, all in cash. Address, Chas. J. Taylor, Treasurer Great Barrington Savings Bank, Great Barrington, Mass.

Farm of 250 acres: mowing, 35; pasture, 65; woodland, 75 acres sprouts and 75 acres of hard wood and hemlock; suitable for cultivation, 20. Grass cannot be cut with a machine. Sugar bush, 500 trees. House, 24x30; L, 16x24; 9 rooms; very comfortable repair. Barn, 30x40, fair repair. Stone wall and pole fences. Well at house. Thirty-five apple trees. Railroad station, Winsted, Conn., 15 miles; post-office, Montville, 2 miles. It is estimated that there are 60 tons of hemlock bark on the place. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Francis Sage, Winsted, Conn.

Farm of 350 acres: mowing, 35; pasture, 215; woodland, 100; suitable for cultivation, 75. Most of the grass can be cut with a machine. Sugar bush. House, 21x28; L, 18x23; L, 14x18; 12 rooms; good repair. Barn, 30x40; barn, 26x35; shed and hay loft, 14x32; fair repair. Stone wall, wire, rail and brush fence in fair condition. Fair water supply. Seventy apple trees and 7 other fruit trees. Railroad station, Winsted, Conn., 8 miles; post-office, North Coldbrook, Conn., 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Nice lot of pine timber on the place. Address, Mrs. Phebe J. Humphrey, Great Barrington, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 10. Half of the grass can be cut with a machine. Sugar bush, 150 trees. House, 14x20, 6 rooms, poor repair. Barn, 24x50, in good repair, with a large shed 50 feet long. Pole fences in poor repair. Poor water supply excepting river water, which is near. Quite a number of apple and some plum trees. Estimated that there are 200,000 feet of lumber on the place. Two saw-mills within ¼ of a mile and coal kilns near by, where there is a market for wood. Railroad station, Winsted, Conn., 15 miles; post-office, New Boston, 3 miles. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Farm of 170 acres: mowing, 28; pasture, 75; woodland, 45; small growth wood and waste land, 22; suitable for cultivation, 100. Part of the grass can be cut with a machine. Good-sized

sugar bush. Large house; good-sized L; 12 rooms; good repair. Good-sized barn in fair repair. Stone wall and wood fences in good condition. Good water supply. Several apple trees and a few other fruit trees. Railroad station, Winsted, Conn.; post-office, New Boston, 3 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Address, Joseph H. Norton, Winsted, Conn.

Farm of 100 acres: mowing, 25; pasture, 60; woodland, 15; suitable for cultivation, 30. About 15 acres of the grass can be cut with a machine. Sugar bush, 40 trees. Two-story house, 18x38; L, 16x25, with wood-house attached; 12 rooms; needs shingling. Barn, 30x40; barn, 26x36; wagon-house, 18x24; barn needs shingling. Mostly fenced with stone wall. Good well under cover. Fifty apple, 1 cherry and 3 young pear trees. Railroad station, Lee, 14 miles, Winsted, Conn., 16 miles; post-office, Montville, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, P. M. Fowler, Winsted, Conn.

Farm of 96 acres: mowing, 30; pasture, 40; woodland, 22; suitable for cultivation, between 35 and 40. About half the grass can be cut with a machine. Sugar bush, 1,100 trees. House, 26x36; L, 16x24; 7 rooms; poor repair. Barn, 24x36, fair repair, with cellar. Stone wall and wire fence in good condition. Good water supply from both well and spring. One hundred and twenty apple and 9 pear and plum trees. Railroad station, 12 miles; post-office, Montville, 1½ miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. Many of the figures given above are estimated. Address, William J. Evans, 12 Sisson Avenue, Hartford, Conn.

* Farm of 315 acres: mowing, 100; pasture, 100; woodland, 100; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 500 trees. Two-story house, 26x36; L, 20x50; 11 rooms; fair repair. Barn, 30x50; barn, 33x41; barn, 28x40; barn, 30x40; barn, 20x38; cow-house and shed, 20x40; house and one barn newly shingled. Mostly fenced with stone wall in fair condition. Fine spring near house and running water to barn; several springs and brooks on place, one, a fine large trout brook. Two hundred apple and some pear, quince, plum, cherry and peach trees, and grape vines. Price, $2,500. Railroad station, Winsted, Conn., 12 miles; post-office, New Boston, 2 miles. Address, Joseph N. Belden, Bridgeport, Conn.

Washington.

Farm of 200 acres: mowing, about 50; pasture, 100; woodland, about 50; suitable for cultivation, 100. Grass can be cut

* Not certified to.

with a machine. House, 24x40, 5 rooms, fair repair. Two barns, 20x30 and 40x60, good repair. Barbed wire and rail fences. Well, brooks and springs. Old orchards of little value. Railroad station, Washington, 1½ miles; post-office, Washington or Becket, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. Land good but run down. Ten thousand feet of logs cut and ready for taking to mill, which is only ½ mile from wood lot. Address, John Corkhill, Pittsfield, Mass.

Farm of 200 acres: mowing, 75; pasture, 75; woodland, 50; suitable for cultivation, 50. About one-half of the grass can be cut with a machine. Nearly 200 scattering maple trees but not a regular bush. One and one-half story house, 28x26; L, 30x15, including woodshed; 7 rooms; fair repair. Two barns, each 38x28, both in good repair. Stone wall and wooden fence in fair condition. Excellent spring water at both barn and house. Two hundred to 300 apple trees. Railroad station, Becket, 4 miles; post-office, Becket, 4 miles. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Own another farm of 150 acres adjoining, with good house and two barns, which $800 will buy. Address, Patrick Dinan, Becket, Mass.

Farm of 200 acres: mowing, 40; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 250 trees. House of 18 rooms in good repair. Large barn in fair repair. Mostly fenced with stone wall in good condition. Well with pipe to house. A few apple trees. Railroad station, Washington, 80 rods; post-office, Washington, 70 rods. Price, $3,000, all in cash. Address, P. J. Corcoran, Washington, Mass.

West Stockbridge.

Farm of 225 acres: mowing, 40; pasture, 60; woodland, 25, and 40 small growth; suitable for cultivation, 45. Grass can be cut with a machine. House, 30x35; L, 30x20; 8 rooms. House in fair repair, but L out of repair. Three barns; one, 30x40, with shed attached of 50 feet; another, 50x42, with cellar under whole. Horse barn, 24x30, with carriage shed. Barns are all in good repair. Wire, rail and board fences in fair condition. Well water; spring water can be supplied at small expense. Two hundred apple and a few pear trees. Railroad station, West Stockbridge, ¾ mile; post-office, West Stockbridge, ¾ mile. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Farm is 5 miles from Stockbridge, 5 miles from Lenox and 12 miles from Pittsfield, each of which places furnishes a good market for small fruits, poultry, eggs and dairy products. Address, Edward J. Spencer, Warren, Mass.

Sold 1892.

Farm of 135 acres: mowing, 45, nearly all of which can be cultivated; pasture, 38; woodland, 12; suitable for cultivation, 40. Grass can be cut with a machine. House, 26x40, two story; L, 20x18, with veranda; 14 rooms; fair repair. One barn, 26x52; another, 28x38. Horse barn, 26x46. Cow-house, 18x30. Hog pen, 14x20; in good repair. Rail fences and stone wall in need of some repairs. Well and cistern. Several pear and a number of apple trees. Railroad station, State Line, 2½ miles; post-office, West Stockbridge Centre, 1½ miles. Price, $3,500; cash at sale, $1,750; interest on balance, 6 per cent. Farm 50 rods from church and 75 from school. Address, C. C. French, Housatonic, Mass.

Windsor.

Farm of 406 acres: mowing, about 100; remainder in good pastures and woodland. Mowing land can all be cultivated. Grass can be cut with a machine. Sugar bush, 1,500 trees. House, 34x27, one story; L, 35x27; 12 rooms; fair repair. Stone wall in good condition. Well and cistern at house and running water at barn. Barn, 50x36, barn cellar, fair repair. Twenty-five or 30 apple trees. Railroad station, Hinsdale or Dalton, 7 miles; post-office, Windsor, 1 mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There is a shed 24x24 where 8 head of cattle can be tied. Address, Otis E. Shaw, Windsor, Mass.

Farm of 500 acres: mowing, 100; pasture, 250; woodland, 150, about one-half in small growth; suitable for cultivation, 40. Grass can be cut with a machine, though 60 acres are rather rough. Sugar bush, 165 trees. House, 34x40; L, 22x18; 16 rooms; fair repair. Three barns, 30x40 each; 1 barn, 44x40; 1 barn, 50x30; in fair repair. Stone wall and wire and timber fences. Running water at house and barn from lasting spring. One hundred and fifty apple trees, mostly old trees. Railroad station, Hinsdale, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. There are 2 carriage-houses, hen-house, wood-house, cheese-house, hog-house, etc. Store and church, 2 miles; school, ½ mile. Address, A. T. Pierce, Windsor, Mass.

Farm of 250 acres: mowing, 60; pasture, 95; woodland, 100; suitable for cultivation, 50. Grass all cut with machine except 5 acres moist land. House, 60x20, 12 rooms, good repair. Three barns, 40x40, 20x40, 30x40. Barn cellar, 40x40. Two barns are in fine repair. Stone walls in good condition. Running water at house and barn. Fifty or 60 apple trees. Rail-

road station, Hinsdale, 7 miles; post-office, East Windsor, 1½ miles. Price, $2,500; small payment down; interest on balance, 5 per cent. Land nearly level, sloping slightly to east and south. Address, N. N. Cummings, Windsor, Mass.

Farm of 200 acres: mowing, 75; pasture, 100; woodland, 25; suitable for cultivation, 150. Grass can be cut with a machine. Young sugar bush. One and one-half story house, 24x33; L, 31x16; 12 rooms; fair repair. Barn, 50x24; barn, 50x28; barn, 33x24; all in good repair. Fences in fair condition. Good water supply. Twenty apple trees. Railroad station, Dalton, 6 miles; post-office, Windsor, ½ mile. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, John K. Weston, Conway, Mass.

Withdrawn 1892.

Farm of 190 acres: mowing, 52; pasture, 70; woodland, 68; suitable for cultivation, 45. Almost all the grass can be cut with a machine. Sugar bush, 500 trees. House, 22x30; L, 18x30; 10 rooms; good repair. Wood-house, 16x36. Barn, 32x42, and a horse barn and carriage-house, 24x30, both in good repair. Stone wall and wooden fence in fair condition. Running water at house and barn from a large never-failing spring. One hundred and seventy apple and 7 other fruit trees. It is on the Cummington creamery route. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 3 miles. There are 2 trout brooks on the place. It has a sugar-house, a grain-house, a hog-house and two sheds, and there is an ice pond near the house. Price, $1,300; cash at sale, $600; interest on balance, 5 per cent. Address, C. E Torrey, East Windsor, Mass.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. House, two story, 20x28; one and one-half story L, 20x20; 10 rooms; good repair. Barn, 30x40, with cellar; barn, 25x35, without cellar; both in good repair. Stone wall in good condition. Well and running water at house and barn; 2 springs and brook in pasture. Railroad station, Dalton, 6 miles; post-office, Windsor, 10 rods. Within 30 rods of church, store and cheese factory. Price, $2,000; cash at sale, $200; interest on balance, 5 per cent., and $100 payable annually. Address, Lewis Bradford, Dalton, Mass.

Sold, 1892

Farm of 275 acres: mowing, 90; pasture, 185 acres, including woodland; woodland scattering but enough for fire or family use; suitable for cultivation, 67. Grass can be cut with a machine. Two-story house, 26x36; one and one-half story L, 20x40; 16 rooms; good repair. Barn, 90x35; barn, 35x35; with cellars in rather poor repair. Horse barn, 24x40, in good repair. Mostly fenced with stone wall in good condition. Good water supply. Two hun-

dred apple trees. Railroad station, Dalton, Hinsdale or Cheshire, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. J. A. Cornell, Chester, Mass.

Farm of 200 acres: mowing, 50; pasture, 60; woodland, 60; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x36; L, 18x18; 6 rooms; fair repair. Barn has been recently burned. Stone wall and pole fence. Good well. Some apple and 10 other fruit trees. Railroad station, Dalton, 3½ miles; post-office, Dalton, 3½ miles. Price, $2,000; cash at sale, $1,500. Land all slopes to the east and south. Address, W. F. Fuller, Dalton, Mass.

Farm of 164 acres: mowing, 60; pasture, 40; woodland, 46; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 150 trees. House, 20x40; L, 20x15; 7 rooms; fair repair. Barn, 60x38, barn cellar, good repair. Wood fences in fair condition. Brook in pasture; 2 wells, 1 in cellar, 1 in barn. Seventy-five or more apple trees. Railroad station, Dalton, 4 miles; post-office, Windsor, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School, ½ mile; church and cheese factory, 2 miles. Address, Mrs. Harrison Wetherby, Dalton, Mass.

Farm of 150 acres: mowing, 50; pasture, 75; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 200 trees; good sugar house. House, 36x25; L, 20x24; 12 rooms; good repair. Barn, 26x38; barn, 24x36; in good repair, with cellar. Stone wall and wooden fence in good condition. Water from well and springs. One hundred apple trees. Two miles from cheese factory. Railroad station, Dalton, 3½ miles; post-office, Windsor, 2½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, W. B. Warren, Dalton, Mass.

Farm of 95 acres: mowing, 12; pasture, 20; woodland, 58; suitable for cultivation, 5. Grass can be cut with a machine. House, 22x24, with L; house, 24x24, with L; 8 rooms in one, 9 in the other; both in fair repair. Two barns of ample size, with cellar and in fair repair. Mostly fenced with stone wall. Fine spring at house and barn. Thirty grafted apple trees, and a large number of common cider-apple trees. Railroad station, Hinsdale, 7 miles, Adams, 9½ miles; post-office, Windsor, 2 miles, Savoy, 2½ miles. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Situated on a large brook on which there is a fair water privilege with dam. It is estimated that there are over 2,000 cords of wood on the place. Address, H. H. Wellington, South Adams Savings Bank, Adams, Mass.

* Farm of 150 acres: mowing, 50; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, about 200 trees. House, 38x48, 15 rooms, good repair. Two barns, 30x40; horse barn, 20x30. One barn in good repair, others need some repairs. Pole fence mostly, good condition. Water supply never failing. Two hundred and thirty apple trees, 2 pear trees, 1 apricot and 70 currant bushes. Four railroad stations, each 12 miles distant. Post-office, West Cummington, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. There is a large woodshed and shop, a hog-pen and hen-house; and a sugar-house, 24x48. Address, Julia E. Doolittle, West Cummington, Mass.

Farm of 220 acres: mowing, 70; pasture, 110; woodland, 40; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 100 trees. House, 16x36; L, 26x40; 13 rooms; fair repair. Barn, 30x40; horse-barn, 18x24; shed, 16x60; cellar under horse-barn; barn needs some repairing. Stone wall and wood fences. Running water at house and barn. Plenty of apple trees. Railroad station, Dalton or Hinsdale, 6 miles; post-office, Windsor, 1½ miles. Price $2,200; cash at sale, $1,500; interest on balance, 5 per cent. Address, C. A. Hume, Windsor, Mass.

BRISTOL COUNTY.

Easton.

Farm of 71 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 32x36; L, 22x32; 14 rooms; needs some repairs. Barn, 30x32, fair repair. Wagon-house, 24x18, and corn-house, 15x15. Mostly fenced with stone wall in fair condition. Good well of never-failing water. Fifteen or 20 apple and 3 pear trees, besides grapes, cherries and currants. Railroad station, Mansfield, 3 miles; Easton, 3½ miles; post-office, Easton, 1½ miles. Price, $1,300; cash at sale, $750; interest on balance, 5 per cent. There is a cranberry meadow on the place. Address, Martin W. Ripley, South Easton, Mass.

Farm of 3 acres: mowing, 1; suitable for cultivation, 3. Grass can be cut with a machine. House, 22x28; 8 rooms; good repair. Barn, 12x16; shed, 16x20; fair repair. Stone wall. Good well. Fifty apple and 50 pear and cherry trees and plenty of grapes. Railroad station, Easton, ½ mile; post-office, South Easton, 2 miles. Price, $1,500, all in cash. Address, John F. Dean, South Easton, Mass.

* Not certified to.

Farm of 6 acres: mowing, 5; woodland, 1; suitable for cultivation, 5. Grass can be cut with a machine. House, 38x26; L, 16x30; 9 rooms; fair repair. Barn, 40x40; fair repair. Wooden fences in need of repairs. Two wells. Fifteen apple, 4 pear and 1 cherry tree. Railroad station, Cochesett, 1 mile, Eastondale, 1½ miles; post-office, Eastondale, 1½ miles. There is more woodland, which will be sold if desired. Price, $1,100, all in cash. Address, John F. Dean, South Easton, Mass.

Sold, 1899.

Freetown.

Farm of 36 acres: mowing, 10; pasture, 10; woodland, 10; suitable for cultivation, 6. Part of grass can be cut with a machine. House, 30x24, 5 rooms, not in good repair. Barn, 28x30, poor repair. Stone wall in fair condition. Never-failing well. Twenty-five apple trees and 5 other fruit trees. Railroad station, Assonet, 1½ miles; post-office, Freetown, 1 mile. Price, $600, all in cash. Natural cranberry bog on place. Address, S. P. Richmond, Freetown, Mass.

Rehoboth.

Farm of 60 acres: mowing, 25; pasture, 15; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. Large two and one-half story house, with 8 rooms, good repair. Barn, 25x35, in good repair, with cellar. Stone wall in fair condition. Good well at house and several springs on the place. Twenty apple and 4 pear trees. Railroad station, Providence, R. I., 9 miles; post-office, Rehoboth, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Jefferson D. Bosworth, Box 745, Providence, R. I.

Swanzey.

Farm of 60 acres: mowing, 20; suitable for cultivation, 40. Grass can be cut with a machine. No buildings. Line fences in quite good condition, others poor. Good water supply; a stream runs the entire length of farm. Railroad station, Warren, R. I., 4 miles; post-office, Hortonville, 2 miles. Price, $900; cash at sale, $300; interest on balance, 5 per cent. There is a good chance for a cranberry bog. Address, Frederick M. Boyce, 57 Durfee Street, Fall River, Mass.

Westport.

Farm of 100 acres: mowing, 50; pasture, 40; woodland, 10; suitable for cultivation, 90. Grass can be cut with a machine.

House, 26x40, 10 rooms, fair repair. Barn, 27x30, and shed, 16x30, in good repair, with cellar. Several out-buildings. Stone wall and wire fences in fair condition. Two wells and spring and brooks that never run dry. Fifty apple, 26 quince, 6 plum and 24 pear trees and other fruit. Railroad station, Westport Factory, 6 miles; post-office, Central Village, 1½ miles. Price, $2,500; cash at sale, $500 or $1,000; interest on balance, 5 per cent. Address, Thomas Preece, Newport, R. I.

* Farm of 40 acres: mowing, 17; pasture, 10; woodland, 13; suitable for cultivation, 17. Grass can be cut with a machine. House, 28x29, 11 rooms, fair repair. Barn, 24x28, in good repair, with cellar. Stone wall in fair condition. Good water supply. Twenty apple and 10 other fruit trees. Railroad station, North Westport, 8 miles; post-office, Central Village, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Phillip G. Sisson, Central Village, Mass.

* Farm of 73 acres: mowing, 10; pasture, 10; woodland, 53; suitable for cultivation, 20. Grass can be cut with a machine. House, 24x32, 9 rooms, needs some repairs. No barn. Fenced with stone wall in fair condition. Good water supply. Railroad station, North Westport, 8 miles; post-office, Central Village, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Robert P. Tripp, Central Village, Mass.

DUKES COUNTY.

Chilmark.

Farm of 40 acres: mowing, 5; pasture, 35; suitable for cultivation, 17½. Grass can be cut with a machine. Low double house, 28x25; L, 10x12; 10 rooms; fair repair. Barn, 40x25, with sixty-foot shed, cellar under lean-to, not in very good repair. Mostly fenced with stone wall in good condition. Good well at house, spring in pasture and running brook through the place. Eight apple trees and 8 pear trees. Railroad station, Wood's Holl, 18 miles; post-office, Squibnocket, ¾ mile. Price, $1,800; cash at sale, $900; interest on balance, 6 per cent. Address, Louisa Vincent, West Tisbury, Mass.

Farm of 40 acres: mowing, 6; pasture, 19; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. House, 26x24; L, 18x15; L, 18x20; all with twelve-foot posts; 11 rooms; good repair. Barn, 36x24, twelve-foot post, in good repair. Mostly fenced with stone wall, in good condition. Four

* Not certified to.

springs, 2 cisterns in house and 1 in barn. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. Farm borders on a fresh-water pond 5 miles in circumference. One acre or more can be reclaimed for a cranberry meadow and flooded from springs. It also has an acre of salt marsh meadow land. Fine ocean views to the west and south-west and view of Vineyard Sound. Price, $1,700; cash at sale, $1,000; interest on balance, 6 per cent. Address, Abbie D. Vedder, Cottage City, Mass.

Farm of 30 acres: mowing, 10; pasture, 20; suitable for cultivation, 12. Grass can be cut with a machine. No house. Barn, 30x26, 12-foot post, in good repair. Mostly fenced with rail fences, in poor condition. Pond, brook and springs on place. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. About one acre of marsh land. Has an ocean view and a fine view of Vineyard Sound. Borders on Menamsha Pond, with privilege of pond grass for manurial purposes. Has an acre of peat swamp. Price, $600, all in cash. Address, David Mayhew, Corner Beacon and Park streets, Somerville, Mass.

ESSEX COUNTY.

Rowley.

* Farm of 90 acres: mowing, 30; pasture, 50; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Large, two-story house suitable for two families. There are two barns, one of them clapboarded and comparatively new, with a cellar under the whole building. The house and buildings have been repaired, a furnace placed in the house, etc, at an expense of $2,700, within two years. Two wells. Railroad station, 3 miles; post-office, Rowley, 2 miles. Price, $2,700; cash at sale, $1,350; interest on balance, 6 per cent. Address, Joseph D. Dodge, Rowley, Mass.

Sold, 1892

FRANKLIN COUNTY.

Ashfield.

Farm of 190 acres: mowing, 30; pasture, 135; woodland, 25; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 200 trees. Two-story house with L, not very good repair. Two barns, will tie 20 cows; barn cellar, poor repair. Stone wall in very good condition. Running water from

* Not certified to.

hydraulic ram to house and barn, and well at house. Apples, pears, grapes, peaches and plums, enough for family use, and sometimes $50 worth of apples for sale. Railroad station, Buckland, 7 miles; post-office, Ashfield, 3½ miles, and East Hawley, 2 miles. Price, $1,050; cash at sale, $400; interest on balance, 6 per cent. Address, Frederick Forbes, Buckland, Mass.

Farm of 115 acres: mowing, 25; pasture, 50; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees and good sugar-house with all appliances. House, two story, 30x40; L, 16x30; 9 rooms; not very good repair. Barn, 34x40; horse barn, 20x24; 30-foot shed. Cellar under horse barn. All in very good repair. Stone wall and brush fence in good condition. Extra good water supply. Two hundred apple, 6 quince, 8 peach, 6 pear trees and 2 grape vines. Railroad station, Buckland, 6 miles; post-office, Ashfield, 2½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Chandler Brunson, Ashfield, Mass.

Farm of 94 acres: mowing, 30; pasture, 48; woodland, 16; suitable for cultivation, 30. Twenty-eight acres of grass can be cut with a machine. Sugar bush, 150 trees. Story and a half house with L, 20x16, 6 rooms, fair repair. Barn, 34x40, fair repair. Partly fenced with stone wall. Running water at house and barn. Forty apple trees, and pear, plum, quince and cherry trees and grape vines. Railroad station, Shelburne Falls, 7 miles; post-office, Ashfield, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. The timber is second-growth chestnut, large enough for railroad ties, and old-growth pine. Address, Ambrose Kelley, Ashfield, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 22. Nearly all the grass can be cut with a machine. Sugar bush, 200 trees. House, 30x26; L, 35x15; 9 rooms; good repair. Barn, 40x36; horse barn; both in good repair. Stone walls and pole fence in fair condition. Well. Fifty apple trees. Railroad station, Charlemont, 6 miles; post-office, Hawley, 2 miles. Price, $1,000, all in cash. Address, Henry Fuller, Ashfield, Mass.

Bernardston.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 60 trees. House, 30x40; L, 30x30; 9 rooms; needs shingling. Barn, 42x60, in good repair, with cellar, and slated. Rail fences. Running water. Seventy-five apple and 12 other fruit trees. Railroad station, Bernardston, 3½ miles; post-office,

Bernardston, 3½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. This farm was bought for the timber on it. I will give possession any time if I can reserve the right to cut the timber. Address, Hartley Hale, Bernardston, Mass.

Buckland.

Farm of 100 acres: mowing, 15; pasture, 50; woodland, 35; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 18x30; L, 12x20; 7 rooms; not in first-class repair. Horse barn, in fair repair, with cellar. Mostly fenced with stone wall in good condition. Good water supply. One hundred and fifty apple trees and 4 other fruit trees. Railroad station, Buckland, 2 miles; post-office, Buckland, 1½ miles. Timber enough on place to pay for it. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Wm. B. Avery, East Charlemont, Mass.

* Farm of 260 acres: mowing, 70; pasture and woodland, 190; suitable for cultivation, 50. Fifty acres of the grass can be cut with a machine. Two-story house, 20x25; 10 rooms; poor repair. No barn. Stone wall and brush fence in fair condition. Good spring. One thousand two hundred apple trees and 20 pear trees. Railroad station, Buckland, 4 miles; post-office, Buckland, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Peter Boerlin, Holyoke, Mass.

Conway.

Farm of 225 acres: mowing, 30; pasture, 140; woodland, 85; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 20x30; L, 22x50; 12 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall and wooden fence in good condition. Living spring and well. One hundred apple trees, and cherries, pears, peaches and grapes. Railroad station, Williamsburg, 5 miles; post-office, Williamsburg, 4 miles. Price, $2,000, all in cash. Address, Mrs. E. P. Williams, Buckland, Mass.

Sold 1892.

Hawley.

Farm of 90 acres: mowing, 30; pasture, 30; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 150 trees. House, 25x40; L, 15x20; 12 rooms; fair repair. Barn, 40x45, in good repair, with cellar. Partly

* Not certified to.

fenced with stone wall, and partly with wood. Running water to buildings. One hundred and ten apple and 5 other fruit trees. Railroad station, Charlemont, $\frac{3}{4}$ mile; post-office, Charlemont, $1\frac{1}{2}$ miles. Had 150 barrels of apples last year and 60 barrels this year. Price, $1,800; cash at sale, $800; interest on balance, 5 per cent. Address, A. L. Tyler, Charlemont, Mass.

Heath.

Farm of 95 acres: mowing, 14; woodland, about 15; balance in pasture. Almost all the grass can be cut with a machine. Sugar bush, 400 trees. Large two-story house; good-sized L; 9 rooms; good repair. Main barn, 30x30; L, 30x20; shed, 40 feet long; horse barn, 25x25; barn cellar; all in fair repair. Mostly fenced with stone wall in fair condition. Running water at house and barn, and well. Forty apple trees of bearing age and a number of young ones; 2 or 3 pear, 2 plum, 3 cherry and 3 quince trees, all young. Railroad station, Charlemont, 5 miles; post-office, Heath, 5 minutes' walk. Five minutes' walk from school, store and church. Price, $1,800; cash at sale, $500; and $100 per year, with interest on balance, 5 per cent. Address, James A. Bray, Granby, Mass.

Farm of 100 acres: mowing, 60; pasture, 20; woodland, 20; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 150 trees. House, 40x30; L, 35x15; 7 rooms; fair repair. Barn, 40x35, not in very good repair, with cellar. Stone wall and rail fence in fair condition. Good springs. Fifty apple, 8 crab-apple and 2 pear trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Buildings built thirty-one years ago. Address, Fred E. Read, Shelburne Falls, Mass.

Farm of 110 acres: mowing, 30; pasture, 30; woodland, 50; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 140 trees. House, 38x22; L, 16x20; 9 rooms; comfortable repair. Barn, 40x40; L, 13x20; shed, 22x40; in good repair, with cellar. Partly fenced with stone wall and partly with wood in fair condition. Good water supply. One hundred apple and 7 other fruit trees. School $\frac{1}{3}$ mile distant. Railroad station, Zoar, 6 miles; post-office, North Heath, $2\frac{1}{2}$ miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Andrew Stone, Warren, Mass.

* Farm of $\frac{1}{2}$ acre: mowing, $\frac{1}{3}$ acre. Grass can be cut with a machine. House, 40x24; L, 30x24; 10 rooms; fair repair. Barn,

* Not certified to.

20x40, good repair. Stone wall. Water from spring. Three apple trees. Price, $500; cash at sale, $25; interest on balance, 5 per cent. Land belonging to another estate can be furnished at a low price if desired. Railroad station, Charlemont, 4 miles; post-office, Heath, 20 feet. Address, H. J. Stone, West Granville, Mass.

Farm of 100 acres: mowing, 60; pasture, 40; woodland, 20; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 40x30; L, 30x20; 9 rooms; fair repair. Two barns, 40x30 each, not in very good repair, with cellar. Three good springs. Sixty apple, 2 pear and a number of crab-apple trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Address, Lucy E. Gleason, Shelburne Falls, Mass.

* Farm of 145 acres: mowing, 27; pasture, 60; woodland, 60; suitable for cultivation, 27. Sugar bush, 300 trees. House was burned. Cattle-barn, 30x51; horse-barn, 20x30; both in good repair. Largely fenced with stone wall in good repair. One hundred apple trees. There is a large amount of wood and timber suitable for building purposes on the place, and it is handy to mills and market. Railroad station, Charlemont, 5½ miles; post-office, Heath, 1½ miles. Price, $400; cash at sale, $250; interest on balance, 5 per cent. Address, Wm. L. Cook, Adamsville, Mass.

Farm of 170 acres: mowing, 35; pasture, 115; woodland, 20; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 200 trees. Two-story house, 24x32; L, 20x36; 8 rooms; good repair. Barn, 52x30, in comfortable repair. Stone wall in good condition. Running water at house and barn, and well. One hundred and twenty-five apple trees. Two sheds attached to barn, 50x20, and 30x20. School-house within 100 rods. Railroad station, Charlemont, 3 miles; post-office, Heath, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 6 per cent. Address, Winfield S. Canedy, Shelburne Falls, Mass.

Sold, 1892

Leverett.

Farm of 45 acres: mowing, 20; pasture, 25; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x40, 7 rooms, good repair. Barn, 30x40, good repair. Virginia fence in good condition. Water supply from wells and springs. Fifty apple and 7 other fruit trees. Railroad station, Montague, 3 miles; post-office, North Leverett, 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Eunice L. Billings, North Leverett, Mass.

* Not certified to.

Leyden.

Farm of 83 acres: mowing, 24; pasture, 48; woodland, 11, all hard wood; suitable for cultivation, 24. Grass can be cut with a machine. One-story house, 28x30; L, 18x36; 5 rooms; fair repair. Barn, 30x40, in fair repair, with cellar. Good stone wall and new board and barbed-wire fence. Two wells 5 rods from house. About 60 apple and 25 small fruit trees. One of the pastures has been mowed with a machine for two years past. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent on $800 and 6 per cent on balance. Address, Gilbert E. Jones, Greenfield, Mass.

Farm of 165 acres: mowing, 30; pasture, 107; woodland, 28; suitable for cultivation, 50. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House, 24x32, 6 rooms, poor repair. Barn, 42x60, in good repair, with cellar. Horse-barn in poor repair. New corn-house. Stone wall, rail and barbed-wire fence. Running water at house and barn. Forty-five apple trees and fifteen other fruit trees. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Gilbert E. Jones, Greenfield, Mass.

Monroe.

Farm of 50 acres: mowing, 15; pasture, 10; woodland, 25; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 500 trees. No buildings. Stone wall in fair condition. Forty-five apple trees. Railroad station, Monroe Bridge, 1¼ miles; post-office, Monroe Bridge, 1¼ miles. Woodland is heavily timbered with beech, birch, maple, ash and spruce. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Northfield.

Farm of 3 acres: mowing, 2; woodland, 1; suitable for cultivation, 2. Grass can be cut with a machine. House, 25x25, 5 rooms, in comfortable repair. No barn. Fences in fair condition. Good well. Forty-six apple trees. Railroad station, Northfield Farms, 1½ miles; post-office, Northfield Farms, 1½ miles. Price, $250, all in cash. Address, W. H. Stratton, Northfield Farms, Mass.

Withdrawn 189?

Farm of 45 acres: mowing, 8; pasture, 15; woodland, 20; suitable for cultivation, 6. Grass can be cut with a machine. House,

20x35; L, 15x15; 6 rooms; fair repair. Barn, 25x35, in very good repair. Stone wall and barbed-wire fence. Good well and brook. Twenty-five apple and 12 other fruit trees. Saw and grist-mill ½ mile from place. Railroad station, Mount Hermon, ½ mile; post-office, Mount Hermon, ½ mile. Price, $600; cash at sale, $400; interest on balance, 6 per cent. Address, David Howe, West Northfield, Mass.

Farm of 100 acres: mowing, 20; pasture, 60, consisting of pasturing, young timber and wood; woodland, 20; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 1,000 trees. One-story house, 4 rooms, fair repair. Fair-sized barn, in fair repair. Rail fences in poor condition. Well and aqueduct. Large number of apple and some pear, peach and cherry trees. Railroad station, Northfield, 1½ miles; post-office, Northfield, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, A. R. Lyman, Northfield, Mass.

Farm of 25 acres: mowing, 8; pasture, 7; woodland, 10; suitable for cultivation, 8. Grass can be cut with a machine. House of 7 rooms. Barn, 28x36, in good repair. Rail fence, in good condition. Good well. Forty apple and 30 other fruit trees. Railroad station, Northfield, 3 miles; post-office, Northfield, 5 miles. Price, $400, all in cash. Address, Mary M. Shepardson, Northfield, Mass.

Rowe.

Farm of 90 acres: mowing, 30; pasture, 45; woodland, 15; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x40; L, 12x20; 8 rooms; good repair. Barn, 40x60, in good repair. Mostly fenced with stone wall in fair condition. Wells, with pump. Seventy-five apple and 3 other fruit trees. Railroad station, Zoar, 4 miles; post-office, Rowe, 1¼ miles. Price, $1,500; cash at sale, $500; interest on balance, 5 per cent. Address, E. E. Todd, Zoar, Mass.

Shelburne.

Farm of 68 acres: mowing, 10; pasture, 35; woodland, 23; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x36; L, 20x44; 17 rooms; good repair. Barn, 40x38, barn cellar, fair repair. Rail fence and stone wall in good condition. Good water supply. Forty apple and 10 other fruit trees. Railroad station, Shelburne Falls, 3½ miles; post-office, Shelburne, 1½ miles. Price, $1,600;

cash at sale, $400; interest on balance, 5 per cent. Address, J. M. Johnson, Shelburne, Mass.

Farm of 35 acres: mowing, 10; pasture, 25; suitable for cultivation, 9. Grass can be cut with a machine. House, 30x40; L, 20x30; 6 rooms; poor repair. Barn, 30x40, not in very good repair. Stone wall and rail fence in fair condition. Water from well. Quite a number of apple trees. Railroad station, Shelburne Falls, 4½ miles; post-office, Shelburne, 2½ miles. Price, $600, all in cash. Address, Geo. E. Taylor, Greenfield, Mass.

Withdrawn 1892.

Shutesbury.

Farm of 40 acres: mowing, 6; pasture, 10; woodland, 20; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x24, 5 rooms on ground floor and unfinished chambers; poor repair; house and barn joined by shed. Barn, 30x20, needs repairing. Stone wall and rail fence. Good well, never failing. About 40 apple trees, mostly grafted, and some peaches and cherries. Railroad station, South Montague, 7 miles; post-office, Shutesbury, 2 miles. Plenty of wood and growing timber on farm. Price, $750; cash at sale, $400; interest on balance, 6 per cent. Address, Edwin Stone, Orange, Mass.

Withdrawn 1892.

Farm of 56 acres: mowing, 15; pasture, 30; woodland, 10; suitable for cultivation, 25. Grass can be cut with a machine. One-story house, 26x32; L, 12x12; 6 rooms; good repair. Barn, 36x36, in good repair. Never-failing water supply. Stone wall and rail fence in fair repair. Fifty apple, 6 pear, 20 plum and 15 peach trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 3 miles. Price, $300, all in cash. Address, G. A. Berry, Cooleyville, Mass.

Farm of 60 acres: mowing, 8; pasture, 18; woodland, 34; suitable for cultivation, 12. Almost all the grass can be cut with a machine. One-story house, 5 rooms, in need of some repairs. Small barn in good repair. Some stone wall and some wire fence. Good well at house and running water back of barn. Twenty apple and 12 other fruit trees. Railroad station, Leverett, 6 miles; post-office, Shutesbury, 1 mile. Price, $400; cash at sale, $100; interest on balance, 4 per cent. Address, Mrs. Fred Ross, Shutesbury, Mass.

Sold 1892.

* Farm of 75 acres: mowing, 12; pasture, 15; woodland, 48; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, 24x34; 1½ story L, 15x28; 7 rooms; good repair; small house joining L, 24x24, 4 rooms. Barn, 33x33,

* Not certified to.

in good repair, with cellar. Stone wall and rail fence. Water from well. Seventy-five apple, 50 peach, some plum and some cherry trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 2 miles. Price, $900; cash at sale, $450; interest on balance, 6 per cent. There is considerable timber on the place, and I would sell it considerably cheaper without the timber. Address, N. A. Briggs, Shutesbury, Mass.

Warwick.

Farm of 148 acres: mowing, 20; pasture, 64; woodland, 64; suitable for cultivation, 60. Nearly all the grass can be cut with a machine. Sugar bush, 25 to 50 trees. House, 25x30; L, 10x20; 7 rooms; poor repair. No barn but frame, 40x60. Well at house, large brook and several springs. Mostly fenced with stone wall. One hundred and fifty apple trees, other fruit of little value. Railroad station, Athol, 8 miles; post-office, Richmond, N. H., and Tully, Mass., 4 miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. There is wood and timber enough to pay for farm. Address, L. Everett Bixby, Warwick, Mass.

Sold, 1891.

Wendell.

Farm of 100 acres: mowing, 15; pasture, 40; woodland, 45; suitable for cultivation, 25. Land slopes to the south. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x32; shed, 12x24; 7 rooms; fair repair. Barn, 30x32, in fair repair, with cellar. Wood fence suitable to keep stock. Water from well. Fifty apple trees. There are 200 or 300 cords of wood on the place and timber sufficient to repair buildings. Railroad station, Wendell, 3 miles; post-office, Wendell, 1¾ miles. Price, $650; cash at sale, $200; interest on balance, 6 per cent. Address, Andrew Baker, Wendell, Mass.

Farm of 25 acres: mowing, 4; pasture, 13; woodland, 8; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 14x20; L, 10x12; 5 rooms; fair repair. Barn, 20x30, in good repair, with cellar. Stone wall and wood fence in fair condition. Good well. Twelve apple trees. Railroad station, Wendell, 5 miles; post-office, New Salem, 2½ miles. There is a valuable growth of pine timber on the place. Price, $800; cash at sale, $500; interest on balance, 7 per cent. Would sell for $200 less, reserving the timber. Address, C. F. Pond, Hollis, N. H.

Farm of 5 acres: mowing, 5; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; L, 14x20; 8

rooms; fair repair. Barn, 20x30, in good repair, with cellar. Half fenced with stone wall and half with rail. Good well. Twenty-five apple and 5 other fruit trees. Within 10 rods of church and school. Railroad station, Wendell, 3½ miles; post-office, Wendell, 4 rods. Price, $700; cash at sale, $350; interest on balance, 6 per cent. Address, Henry E. Holden, Orange, Mass.

Farm of 110 acres: mowing, 10 to 15; pasture, 40; woodland, 55; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, 24x30; L, 12x16; 7 rooms; good repair. Barn, 18x24, attached to L, in good repair. Fences and stone wall in poor condition. Good water in house. Fifty or more apple trees and 1 or 2 pear trees. Railroad station, Wendell, 6 miles; post-office, Locks Village, ¾ mile. Price, $850; cash at sale, $425; interest on balance, 6 per cent. Address, Warren Ames, Locks Village, Mass.

Sold, 1892.

Farm of 75 acres: mowing, 10: pasture, 15; woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. Cottage, 25x30; L, 16x20; 7 rooms; good repair. Barn, 28x32; shed, 28x12; both in very good repair. Mostly fenced with stone wall in good condition. Never-failing well. Seventy-five apple trees and 25 other fruit trees. Railroad station, Wendell, 2¾ miles; post-office, Wendell, 1½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. Address, A. J. Coburn, 16 Courtland Street, Everett, Mass.

Farm of 80 acres: mowing, 20; pasture, 30; woodland, 30; suitable for cultivation, 18. Most of the grass can be cut with a machine. House, 28x36, 6 rooms, good repair. Barn, 30x40, in fair repair, with cellar. Mostly fenced with stone wall. Well at buildings; spring in pasture. Fifty apple trees. Railroad station, Wendell, 5 miles; post-office, Wendell, 1½ miles. Price, $1,100; cash at sale, $500; interest on balance, 5 per cent. Address, Wallace Raymond, Wendell, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 45; suitable for cultivation, between 10 and 30. Grass can be cut with a machine. Sugar bush. House of 7 rooms; in need of some repairs. Barn, 30x40, with cellar, needs shingling. A shed capable of holding three or four teams connects the barn with the house. Some stone wall and rail fence, in fair condition. Good water supply at house and barn. About 20 apple trees and plenty of blackberries and blueberries. Railroad station, Wendell, 5 miles; post-office, Wendell, 1 mile. Price, $800; cash at sale, $500 or $600; interest on balance, 6 per cent. Address, Joseph Garrett, 4 Union Place, Worcester, Mass.

* Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 20x30; L, 15x12; 8 rooms; good repair. Barn, 24x30, not in very good repair, with cellar. Fences in poor condition. Running water to the house. Fifty apple, 6 pear, 2 plum and 2 quince trees, and some grape vines. Railroad station, Miller's Falls, 4 miles; Erving, 4 miles; post-office, Wendell, 3 miles; Farleyville, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Chas. J. Andrews, Miller's Falls, Mass.

HAMPDEN COUNTY.

Blandford.

Farm of 280 acres: mowing, 80; pasture, 60 to 80; woodland, 120 to 140, at least thirty years' growth; suitable for cultivation, 40. Most of the grass can be cut with a machine. Sugar bush, 300 to 400 trees. No buildings. Brush and pole fence and some stone wall. Well and good spring. Fifty apple trees. Railroad station, Chester, 5 to 6 miles; post-office, North Blandford, 4 miles. Price, $1,200 to $1,500. Address, H. L. Smith, Chester, Mass.

Farm of 120 acres: mowing, 35; pasture, 40; woodland, 45; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x40, 11 rooms, poor repair. Barn, 30x40, good repair. Stone wall and rail fence in fair condition. Good well. One hundred apple trees. Railroad station, Huntington, 3 miles; post-office, Huntington, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Alvah Bishop, Huntington, Mass.

Farm of 750 acres: mowing, 110; pasture, 150; woodland, 490; suitable for cultivation, 75. Grass can be cut with a machine. Sugar bush, 2,000 trees. Two-story house of 10 rooms. One and one-half story house of 6 rooms. One and one-half story house of 7 rooms. Two of the houses are in comfortable condition. Six large barns, 5 of which are in good repair and 3 of which have cellars. Stone wall and rail fence. Good wells at each house and running water to one of the barns. Five hundred apple trees producing 1,000 bushels of fruit in bearing seasons. Railroad station, Huntington, 4 miles; post-office, Blandford Centre, 3 miles. Price, $10,000; cash at sale, $1,500; interest on balance, 5 per cent. Will sell either as one farm or as

* Not certified to.

three separate farms. Good fishing and hunting in the neighborhood. Address, Franklin Leonard, 15 Myrtle Avenue, Westfield, Mass.

Brimfield.

Farm of 160 acres: mowing, 25; pasture, 115; 20 acres of sprout land; suitable for cultivation, 25. All but 3 or 4 acres of the grass can be cut with a machine. Besides this there are 15 acres of meadow in Warren, ¼ mile distant, which will be included with the farm. Fences in pretty good condition. Good water supply. About 100 apple trees. Railroad station, West Brimfield, 1¼ miles; post-office, West Brimfield, 1¼ miles. Price, $1,300; cash at sale, $500; interest on balance, 6 per cent. Address, Michael T. Brosnahan, West Warren, Mass.

Farm of 80 acres: mowing, 20; pasture, 38; woodland, 12; suitable for cultivation, 10. House, 25x25, 6 rooms, poor repair. Barn, 25x60, in poor repair. Mostly fenced with stone wall in fair condition. Water supply from brook and wells About 20 apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, 1½ miles. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Farm is located partly in Brimfield and partly in Wales. Address, H K. Wight, Indian Orchard, Mass.

Farm of 115 acres: mowing, 45; pasture, 20; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x28; 7 rooms, good repair; no L, but building 20x24, joining the house. Barn, 35x45, in good repair, with cellar. Was built in 1888. Wooden fences in fair condition. Water supply from brook. About 100 apple and 8 other fruit trees. Railroad station, 4 miles; post-office, Monson, 4 miles. Price, $1,000; cash at sale, $300; interest on balance, 5 per cent. Address, E. P. Hynes, Monson, Mass.

* Farm of 36 acres: mowing, 16; pasture, 20; suitable for cultivation, 12. Most of the grass can be cut with a machine. House, 20x28; L, 14x40; 6 rooms; poor repair. Barn, 24x30, in good repair. Rail and wire fences in good condition. Never-failing well and brooks. Sixteen apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, 1¼ miles. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, J. C. Burley, Wales, Mass.

Chester.

Farm of 85 acres: mowing, 25; pasture, 55 to 60; suitable for cultivation, 20. Grass can be cut with a machine. No buildings. Stone wall in good condition. Well watered by springs. Remains

* Not certified to.

of an old apple orchard and a few other old fruit trees. Railroad station, Chester Depot, 2½ miles; post-office, Chester Centre, 2 miles. School within ¼ mile. Price, $500; cash at sale, $125; interest on balance, 6 per cent. Address, Wm. B. Taylor, Saratoga Springs, N. Y.

Farm of 120 acres: mowing, 40; pasture, 40; woodland, 40; suitable for cultivation, 10. Grass can be partly cut with a machine. Sugar bush, 200 large and 1,500 small trees. House, 40x20; L, 22x18; 5 rooms; good repair. Barn, 30x40, with sheds, good repair. Stone wall mostly in good condition. Running water from spring. Seventy-five grafted and 100 common apple trees, 1 nice peach and 3 pear trees, besides quinces and grapes. Railroad station, Huntington, 7 miles; post-office, Littleville, 2 miles. Price, $1,000; cash at sale, $400; interest on balance, 5 per cent. There is a hand hay press in good repair. Address, O. W. Beach, Chester, Mass.

Farm of 170 acres: mowing, 30; pasture, 70; woodland, 70; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House burned down. Barn, 40x40; barn, 15x30; barn, 18x30; all in fair repair. Mostly fenced with stone wall. Well and running water. Apples, peaches, plums, pears and grapes. Railroad station, Huntington, 6 miles; post-office, Littleville, 2 miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Sold, 189?

Granville.

Farm of 390 acres: mowing, 25; pasture, 150; woodland, 150; suitable for cultivation, 50. About two-thirds of the grass can be cut with a machine. House, 30x40; L, 18x35; 12 rooms; fair repair. Barn, 30x50; barn, 15x20, and horse barn and sheds; newly built in 1883 or 1884; cellar under the large barn. Rail and wire fence in fair condition. Well at house, springs and streams at barn and in all pastures. Twenty-five to 30 apple and 4 or 5 pear trees. Railroad station, Westfield, 11 miles; post-office, West Granville, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, William G. Snow, East Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 50; woodland and waste, 30; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 34x24, two story; L, 16x14; 12 rooms; fair repair. Horse barn, 24x24, barn cellar, good repair; small stock barn in good repair. Running water from pure spring at house and barn. Forty-five apple and 10 other fruit trees

besides grape vines. Railroad station, Southwick, 8 miles; post-office, East Granville, 1½ miles. Price, $1,600; cash at sale, $800; interest on balance, 6 per cent. Address, James H. Seymour, Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 20; woodland, 30 to 35; suitable for cultivation, 10. Some of the grass can be cut with a machine. House, 30x20; L, 18x12; 7 rooms; poor repair. Small barn in poor repair. Stone wall and wire fence in fair condition. Water from spring. Twelve or 15 apple trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. A. B. Spelman, 57 North Elm Street, Westfield, Mass.

Sold, 1892.

* Farm of 135 acres: mowing, 35 to 40; pasture, 60; woodland, 40; suitable for cultivation, 40. There are also 80 acres adjoining, not included in this estimate. Most of the grass can be cut with a machine. House, 40x30; L, 25x18; 14 rooms; good repair. Two barns, each 40x30; horse-barn and sheds all in good repair. Stone wall and wooden fence in fair condition. Good well. Good young orchard of choice apple trees; also peach and plum trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Tools, etc., can go with the place if desired. Address, W. C. Clark, 52 Broad Street, Westfield, Mass.

Farm of 40 acres: mowing, 10; pasture, 30. Grass cannot be cut with a machine. House, 28x30; L, 16x24; 9 rooms; not in very good repair. Barn, 30x40, in fair repair. Fences not in very good condition. Good well. Fifty apple trees. Railroad station, Southwick, 10 miles; post-office, West Granville, ¼ mile; Price, $700; cash at sale, $500; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

Sold, 1892.

Farm of 250 acres: mowing, 60; pasture, 100; woodland, 90; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 250 trees. House, 24x28; L, 22x40; L, 18x20; 12 rooms; good repair. Barn, 44x44; barn, 30x40; barn, 24x26; all in good repair. Stone wall and rail fence. Plenty of spring water. Five hundred apple trees. Railroad station, Westfield, Mass., New Hartford, Conn.; post-office, West Granville, 2¼ miles. Orchard yields 200 barrels of winter apples every year. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

* Not certified to.

Hampden.

Farm of 80 acres: mowing, 35; pasture, 40; woodland, 5; suitable for cultivation, 40. Grass can be cut with a machine. Large two-story house; L, 16x24; 15 rooms; fair repair. Barn, 40x50, two sheds, in fair repair, with cellar. Stone wall and rail fence not in first-class shape. Well water at house and barn. One hundred apple and 20 pear trees. Post-office, Hampden, 1½ miles; North Wilbraham and Monson railroad stations are about 5 miles from farm; East Longmeadow, about 6½ miles. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Address, J. F. Whitaker, East Longmeadow, Mass.

Holland.

Farm of 130 acres: mowing, 20; pasture, 30; woodland, 80; suitable for cultivation, 30. Part of the grass can be cut with a machine. One and a half story house, 22x32; L, 14x20; 10 rooms; good repair. Two barns, 32x16 and 16x12, in good repair. Stone wall and rail and slab fence in poor condition. Never-failing well. About 50 apple, 2 pear and 5 peach trees and some good grapes. Railroad station, Southbridge, 9 miles; post-office, Mashapaug, Conn., 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. There is an old saw and grist mill on the place, which is somewhat run down, but could be repaired and would have a good deal of work. Would sell buildings and 10 acres of land for $600. Address, George Wallace, Mashapaugh, Conn.

* Farm of 80 acres: mowing, 12; pasture, 40; woodland, 20; suitable for cultivation, 12. Grass can be cut with a machine. House, 28x30, 6 rooms, fair repair. No barn. Stone walls in poor condition. Good well. One hundred apple, 8 peach, 6 pear trees and 6 quince bushes. Railroad station, Southbridge, 9 miles; post-office, Holland, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill adjoining farm. Address, L. M. Howlett, Worcester, Mass.

* Farm of 75 acres: mowing, 10; pasture, 50; woodland, 20; suitable for cultivation, 20. Grass cannot be cut with a machine. Two-story house, 10 rooms, poor repair. No barn, but a barn cellar. Stone walls and rail fence. Not a very good water supply. Seventy-five apple trees, besides peaches and grapes. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, O. M. Kinney, Palmer, Mass.

* Not certified to.

Monson.

Farm of 150 acres: mowing, 50; pasture, 50; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. Two-story house, 30x40; L, 15x20; 12 rooms; not in very good repair. Barn, 36x40, not in very good repair. Stone wall in good condition. Well at house, brook and springs in lot. From 20 to 30 young apple trees, besides peaches, cherries and pears. Railroad station, Palmer or Monson, 2 miles; post-office, Monson, 2½ miles. Price, $2,000, all in cash. Address, C. M. Frederick, Enfield, Mass.

Sold, 1892

Farm of 75 acres: pasture, 25; woodland, 50. No buildings. Water supply good. About 50 apple trees. Railroad station, Monson, 4 miles; post-office, Monson, 4 miles. Price, $500; cash at sale, $200; interest on balance, 6 per cent. Timber consists of pine, chestnut, oak and some walnut. Address, Carlton Bradway, Stafford, Conn.

Farm of 90 acres: mowing, 20; pasture, 30; woodland, 30, about 1,000 cords of wood; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 30x40; L, 20x30; 9 rooms; good repair. Barn, 30x60, in good repair. Board and rail fence and stone wall in fair condition. Running water from spring. Thirty or 40 apple trees and 8 or 10 other fruit trees. Three minutes' walk from school and 3 miles from church. Railroad station, Monson, 3½ miles; post-office, Hampden, 3 miles. Price, $2,200; cash at sale, from $500 up to $800; interest on balance, 6 per cent. Would sell for $2,000 cash, or would exchange for city property. Address, Mrs. C. M. Handyside, 27 Osgood Street, Springfield, Mass.

Farm of 46 acres: mowing, 14; pasture, 19; woodland, 13; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 30x36; L, 16x18; 10 rooms; very good repair. Barn, 26x32, in fair repair. Mowing mostly fenced with stone wall and pasture mostly with wooden fence. Good water supply. Twenty-three apple and 6 other fruit trees. Railroad station, Monson, 3½ miles; post-office, Monson, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, A. C. Smith, Bondsville, Mass.

Tolland.

Farm of 165 acres: mowing, 50; pasture, 60; woodland, 55; suitable for cultivation, 40. Two-thirds of the grass can be cut with a machine. Sugar bush, 600 trees. House, 22x26; L, 25x20; 10 rooms; good repair. Three barns, each 40x30, all in fair repair. Pole and rail fences in good condition. Large

spring and good well. Two hundred apple trees, besides pears, plums, grapes and cherries. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 1½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, W. F. Hale, Tolland, Mass.

Farm of 425 acres: mowing, 40; pasture, 50; woodland, 335; suitable for cultivation, 75. Two-thirds of the grass can be cut with a machine. Sugar bush, 3,000 trees. Two-story house, 30x45; L, 30x40; 13 rooms; not in very good repair. Barn, 30x40; barn, 25x35; barn, 25x35; all in fair repair. Stone wall and pole fence in good condition. A good well and spring. Three hundred apple and a few plum and pear trees. Railroad station, Chester, Becket, or Winsted, Conn., 14 miles; post-office, Tolland, 1 mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. There is more than enough timber on the farm to pay for it. Address, C. N. Marshall, Tolland, Mass.

Farm of 73 acres: mowing, 20; pasture, 20; woodland, 33; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House, 26x32; L, 24x28; L, 20x30; good repair. Two large barns and two cow-houses all in good repair; hen-house, hog-pen and wagon-house in addition. Stone walls in good condition. Well and brook. From 100 to 150 apple trees, pear, peach and cherry trees. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 3 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address Edward L. Tinker, Bristol, Conn.

Farm of 200 acres: mowing, 50; pasture, 125; woodland sufficient for farm use; suitable for cultivation, 50. A portion of the grass can be cut with a machine. House, 24x30; 6 rooms; needs some repairs. Three barns of good size, in fair repair. Stone wall and barbed-wire fence in good condition. Well for house and springs for pasture. Fifty apple trees. The fences have been thoroughly repaired within a year. Have cut 35 tons of hay for several years. Railroad station, Winsted, Conn., 9 miles; post-office, Colebrook River, Conn., 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Bronson Brothers, Winchester, Conn.

Wales.

Farm of 200 acres: mowing, 35; pasture and woodland, 150; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, 24x30; one and one-half story L, 16x20; 10 rooms; good repair. Barn, 28x35; barn, 26x30; shed 40 feet

long; all in fair repair. About half fenced with stone wall, the balance in fair condition. Never-failing spring and well at house. Two hundred apple, 20 walnut and 4 pear trees. Railroad station, Stafford Springs, Conn., 6 miles; post-office, Wales, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, John Gavin, Monson, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 40. About all of the grass can be cut with a machine. House, 30x60, 6 rooms, will be put in good repair. Two barns, each 40x60, one in good and the other in fair repair. Stone wall and rail fence, mostly in good condition. Six wells, frontage on pond and 2 brooks which are never dry. Seventy-five to 100 apple trees. Railroad station, Monson, 6 miles; post-office, Wales, ½ mile. Price, $1,400; cash at sale, $700; interest on balance, 6 per cent. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 75 acres. Grass cannot be cut with a machine. Sugar bush, 25 to 30 trees. No house. Barn, 30x50, in very good repair. Stone wall and rail fence in poor condition. Quite a number of apple trees and some cherries. Railroad station, Belchertown, 2½ miles; post-office, Belchertown, 2 miles. Price, $250, all in cash. Farm taken for debt; have never examined, but am told that there is timber enough for railroad ties to more than pay for the place. Address, Joseph Dart, 70 Thomas Street, New York City, N. Y.

Sold, 1892

Farm of 150 acres: mowing, 45; pasture, 50; woodland, 55; suitable for cultivation, 50. Two-thirds of the grass can be cut with a machine. Two-story house, 37x26; L, 30x17; 13 rooms; good repair. Barn, 65x42, in good repair, with cellar. Three-fourths fenced with stone wall, the rest in poor condition. Abundant water supply. Thirty apple and 6 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 4 miles. Price, $3,500. Address, Edson M. Walker, Monson, Mass.

Farm of 65 acres: mowing, 25; pasture and woodland, 40; suitable for cultivation, most all of it. Most of the grass can be cut with a machine. One-story house, 30x40; L, 16x20; 8 rooms; good repair. Barn, 80x32, with horse barn, 28x28, both in good condition. Mostly fenced with stone wall. Two good wells.

About 100 apple trees. Railroad station, Belchertown, 1¾ miles; post-office, Belchertown, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 5 per cent. Address, John W. Walker, Granby, Mass.

Farm of 140 acres: mowing, 20; pasture, 70; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x38; L, 20x45; 8 rooms; fair repair. Barn, 40x45, fair repair. Hen-house, 12½x26. Stone wall and rail fence in fair condition. Good well. About 50 apple, 1 peach and 6 plum trees. Berries in abundance. Railroad station, Belchertown, 3½ miles; post-office, Belchertown, 4 miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Edgar S. Lane, Belchertown, Mass.

Sold, 1892.

Farm of 110 acres: mowing, 30; pasture, 40; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 28x30; L, 18x24; 8 rooms; good repair. Barn, 36x48, in good repair, with cellar. Stone wall and rail fence in fair condition. Pump in house and running water at barn. Thirty apple and 15 other fruit trees. Railroad station, Dwight or Pansy Park, 1½ miles; post-office, Dwight, 1½ miles. Price, $850, all in cash. The wood is mostly pine, with some maple, etc. Address, Mrs. John Cody, Dwight, Mass.

Sold, 1892.

Chesterfield.

Farm of 250 acres: mowing, 100; pasture, 100; woodland, 50; suitable for cultivation, 100. About half of the grass can be cut with a machine. House, 40x36; house, one and one-half story, 30x24; L, 18x24; 12 rooms; good repair. Barn, 40x50; barn, 32x40; both need some repairing. Mostly fenced with stone wall. Running water to house and barn from 3 springs. Sixty bearing and a quantity of small apple trees. Railroad station, Huntington, 9 miles; post-office, South Worthington, 1 mile. Price, $2,500; cash at sale, $1,500; interest on balance, 5 per cent. Near school and 1 mile from church. Address, Mrs. E. M. Castle, South Worthington, Mass.

Farm of 170 acres: mowing, 20; pasture, a few acres; suitable for cultivation, 8 or 10; balance in woodland. Ten acres of the grass can be cut with a machine. Sugar bush, 150 trees. House, 22x30, one and one-half story, 5 rooms, good repair. Barn, 22x30, good repair. Fences in good condition. Two wells. Some grafted apple trees and any quantity of natural fruit; a few peach, 2 or 3 quince and 3 or 4 pear trees. Railroad station, Leeds, 6 miles; post-office, Chesterfield, 4 miles. Price, $850;

Withdrawn, 1892.

cash at sale, $250; interest on balance, 5½ per cent. Address, Reuben W. Clapp, Westhampton, Mass.

Farm of 60 acres: mowing, 10; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 300 old and 1,500 young trees. No buildings. Stone wall not in good condition. Fifty grafted and 100 other apple trees. Railroad station, Williamsburg, 9 miles; post-office, Chesterfield, 2½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. There are 1½ acres of land, with good buildings and all kinds of fruit, which will be sold to go with this place if desired. Address, Orson P. Torrey, 58 High Street, Northampton, Mass.

Farm of 130 acres: mowing, 45; pasture, 50; woodland, 35; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 250 trees. One and one-half story house, 6 rooms, in rather poor condition. Barn, 30x40, in fair repair. Stone wall and pole fence in fair repair. Two wells. Some apple trees; natural fruit. Railroad station, Williamsburg, 6 miles; post-office, Chesterfield, ¾ mile. Place beautifully situated, with a view of eight different towns. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Franklin H. Bryant, Chesterfield, Mass.

Farm of 160 acres: mowing, 25; pasture, 75; woodland, 60; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, with L, 20x30; 8 rooms; in fair repair, with wood-shed attached. Barn, 25x50, in fair repair, with cellar. Stone wall and pole fence. Running water at barn and house. Two hundred grafted apple trees and a large number of natural fruit. Railroad station, Williamsburg, 5 miles; post-office, Chesterfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. Franklin Bryant, Chesterfield, Mass.

Enfield.

Farm of 160 acres: mowing, 15; pasture, 30; woodland, 100; suitable for cultivation, 15. Grass can be cut with a machine. Cannot tell the size of house, and it is nearly worthless. Barn, 30x40, fair repair. Rail fence in poor condition. Water from spring. Railroad station, Enfield, 2½ miles; post-office, Enfield, 2½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, A. S. Atkins, Westfield, Mass.

Withdrawn, 1892.

Middlefield.

Farm of 400 acres: mowing, 40; pasture, 200; woodland, 160; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 30x24, 8 rooms, fair repair; L in poor condition. Barn, 60x26, and an addition, 30x20, has a barn cellar and is in fair repair. Stone wall and brush fence. Running spring water at both house and barn. Two hundred or 300 apple and a few pear and peach trees. Railroad station, Chester, 2½ miles, Middlefield, 1½ miles; post-office, Chester, 2½ miles. Timber is worth more than price of farm. Price, $3,000; cash at sale, $1,500; interest on balance, 6 per cent. Farm is well adapted to either fruit-growing or dairying. Address, W. P. Alderman, Chicopee, Mass.

Farm of 140 acres: mowing, 40; pasture, 100; woodland 30; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush of young trees. House, 20x35; L, 12x25; 6 rooms; good repair. Barn, 30x40; barn, 40x50; both in good repair. Mostly fenced with stone wall in good condition. Good well. A large number of apple trees. Railroad station, Becket, 2 miles; post-office, Becket, 2 miles. Price, $900, all in cash. Address, Geo. L. Johnson, Becket, Mass.

* Farm of 200 acres: mowing, 40; pasture, 100; woodland, 60; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, over 100 trees. House, 25x30; L, 15x20; 11 rooms; fairly good repair. Barn, 30x40, barn cellar, not in very good repair. Nice spring water. A few apple trees. Railroad station, Middlefield, 4 miles; post-office, less than 1 mile. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Merrick A. Marcy, Hartford, Conn.

Sold, 1892

Northampton.

Farm of 104 acres: mowing, 12; woodland, 92; suitable for cultivation, 50 to 60 when cleared. Grass can be cut with a machine. Sugar bush, 100 trees. House, 25x40; L, 15x30; 7 rooms; needs considerable repairs. Barn, 25x30, in tolerable repair. There are practically no fences. Water supply from Manhan River and Turkey Brook. Perhaps 75 apple and 12 other fruit trees. Railroad station, Easthampton, 4 miles; post-office, Westhampton, 2½ miles. Price, $1,600; terms of sale, $200 annually until $1,000 is paid, when deed will be given; interest on balance, 6 per cent. Address, Lewis H. Clark, Macedon Centre, N. Y.

* Not certified to.

Withdrawn, 1892.

Pelham.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 20. Grass can be cut with a machine. One and one-half story house, 8 rooms, needs some repairs. Barn, 40x40, needs some repairs, with cellar. Rail fence and stone wall in fair condition. Well at house and running water at barn. Railroad station, Amherst or Belchertown, 6 miles; post-office, Pelham, ½ mile. Price, $600; cash at sale, $400; interest on balance, 5 per cent. School and church, ½ mile distant. Address, Herbert S. Johnson, East Amherst, Mass.

Farm of 58 acres: mowing, 30; pasture, 6; woodland, 22; suitable for cultivation, 4 or 5. Part of the grass can be cut with a machine. One-story house, 24x24; 5 rooms; not in very good repair. Barn, 18x15, poor repair. Rail fence. Two wells. Thirty or 40 apple and 56 peach trees and some grapes. Railroad station, Enfield, 6 miles; post-office, Pelham, 1 mile. Price, $600, all in cash. Address, W. S. Thornhill, Palmer, Mass.

Plainfield.

Farm of 123 acres: mowing, 35; pasture, 45; woodland, 40; suitable for cultivation, 35. All but one or two acres of the grass can be cut with a machine. Sugar bush, 200 trees. One-story house, 31x36; L, 12x15; 10 rooms; good repair. Barn, 30x40; barn, 38x20; both need some repairs. Mostly fenced with stone wall. Running water at house and barn. About 50 grafted and 70 ungrafted apple trees; 5 other fruit trees. Good cranberry bog on place, and enough soft-wood timber to do all repairing. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1¼ miles. Price, $1,400; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. L. Willcut, Plainfield, Mass.

Farm of 50 acres: mowing, 25; pasture, 25; suitable for cultivation, 25. Sugar bush, 50 trees. Grass can be cut with a machine. House, 34x24; L, 24x24; 9 rooms; good repair. Barn, 32x30, in good repair. Stone walls in good condition. Running water. Fifty apple and 12 pear and plum trees. Railroad station, Charlemont, 8 miles; post-office, Plainfield, 1¼ miles. There is a good hen-house and wagon shed and plenty of grapes, quinces and berries. Price, $800; cash at sale, $400; interest on balance, 4 per cent. Address, Lafayette Burt, Plainfield, Mass.

Prescott.

Farm of 30 acres: mowing, 25; woodland, 5. House, 22x30, 4 rooms, poor repair. Barn, 24x32, in poor repair. Rail fence in good condition. Thirty apple trees. Railroad station, Greenwich Village, 4 miles; post-office, North Prescott, 2½ miles. Address, Mrs. A. D. Thayer, North Prescott, Mass.

Ware.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 10. Part of the grass can be cut with a machine. House, one and one-half story; L, one story; 9 rooms; good repair. Barn, 35x40, barn cellar, good repair. Stone wall and wire fence in good condition. Good water supply. Fifty to 75 apple trees of all kinds; fruit trees of nearly all the other kinds. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Large hennery, good carriage and wood shed. Church and school ½ mile distant. Address, Warren V. Howard, Ware, Mass.

Sold 1892

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 17. Most of the grass can be cut with a machine. House, 30x40; L, 14x42; 10 rooms; in fair repair. Barn, 30x40, in fair repair. Hen-house, 14x20. Mostly fenced with stone wall in fair condition. Good water supply. Over 70 apple and 30 other fruit trees. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Lydia M. Hoyt, Ware, Mass.

Farm of 65 or 70 acres: mowing and pasture enough to keep 12 head of stock; wood enough for home use; several acres suitable for cultivation. Mowings in fine condition. House burned, but cellar in excellent condition to build upon. Barn, 50x30, in excellent repair, with a very good cellar. Barbed-wire fence in fair condition. First-class water supply. Enough apples, cherries, plums, pears and currants for home use. Railroad station, Ware, 1 mile; post-office, Ware, 1 mile. Price, $1,500; all in cash if possible. Address, D. C. Raymond, South Framingham, Mass.

Farm of 150 acres: woodland, 50; cannot give the other divisions exactly. Not much of the grass can be cut with a machine. House, about 40 foot front, 8 rooms, poor repair. No barn. Stone wall and rail fence in poor condition. Two wells. Twelve apple and about a dozen cherry trees. Railroad station, Ware, 2½ miles;

post-office, Ware, 2½ miles. Price, $1,050; cash at sale, $200; interest on balance, 5 per cent. Address, Mrs. Mary E. Eaton, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 25; woodland, 20; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. House, 30x35; L, 15x25; 14 rooms; good repair. Barn, 40x48, in good repair, with cellar. Good water supply. Wire fence and stone walls in good condition. One hundred and fifty apple, 25 pear and 20 plum trees. Railroad station, Ware, ⅓ mile; post-office, Ware, ½ mile. Price, $4,500; cash at sale, $2,500; interest on balance, 6 per cent. Schools and churches near by. Address, J. H. Cummings, Ware, Mass.

Sold, 1892.

Worthington.

Farm of 230 acres: mowing, 45; pasture, 125; woodland, 60; suitable for cultivation, 40. Nearly all of the grass can be cut with a machine. Sugar bush, 800 to 1,000 trees. No buildings. Good cellar to build on at both house and barn. Stone wall and rail and brush fence in fair condition. Running water from good spring through iron pipes. Quite a large orchard, including early, medium, late and winter fruit, with some pears and plums. Railroad station, Huntington, 12 miles; post-office, Worthington, 1½ miles; mail received daily at store ½ mile distant. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Abbie W. Stewart, 167 Spring Street, Springfield, Mass.

Farm of 200 acres: mowing, 40; pasture, 160; woodland, 50; suitable for cultivation, 30. Thirty acres of the grass can be cut with a machine. Sugar bush, 60 trees. No house. Barn, 30x50, in fair repair. Mostly fenced with stone wall in good condition. Well. Fifty apple trees. Railroad station, Huntington, 12 miles; post-office, Worthington, 2 miles. Price, $600; cash at sale, $200; interest on balance, 6 per cent. Address, Mrs. Hattie C. Beach, Worthington, Mass.

MIDDLESEX COUNTY.

Ashby.

Farm of 65 acres: mowing, 10 or 11; pasture, 12; woodland, 42; suitable for cultivation, 30. All but half an acre of the grass can be cut with a machine. House, 18x40; L, 20x64; 8 rooms; good repair. Barn, 25x48, in good repair. Stone walls in good condition. Two wells and a good spring. Twenty-one apple, 9

plum, 3 apricot, 2 peach and 6 pear trees. Railroad station, Ashburnham, 4 miles; post-office, Ashby, 2 miles. Price, $1,550; cash at sale, $775; interest on balance, 5 per cent. Address, Chas. V. Bogart, 80 Arlington Street, Fitchburg, Mass.

Billerica.

Farm of 25 acres: woodland, 15, young growth; suitable for cultivation, 10. Two-story house, 7 rooms; one-story L. House in good repair. Barn, 15x15, poor repair. Well. Three apple trees. Railroad station, East Billerica, 10 minutes' walk; post-office, East Billerica, 10 minutes' walk. Six miles to Lowell. Price, $1,400; cash at sale, $300; interest on balance, 6 per cent. Address, G. A. Kimball, Worcester, Mass.

Sold, 1892.

Dunstable.

Farm of 50 acres: mowing, 20; pasture, 15; woodland, 15; suitable for cultivation, 15. Twelve acres of the grass can be cut with a machine. Two-story house, 18x38; one and one-half story L, 18x22; one-story L, 20x49; 12 rooms; good repair. Barn, 38x63, in good repair, with cellar. Mostly fenced with stone wall in good condition. Good well of soft water at house, and water from a never-failing spring at the barn. One hundred apple, 3 pear and 2 cherry trees. Railroad station, East Groton, ¾ mile; post-office, Dunstable, 2 miles. Price, $3,500; cash at sale, $1,750; interest on balance, 5 per cent. Located within one mile of grist-mill, saw-mill and box-shop. Address, Ira B. Hall, Dunstable, Mass.

Withdrawn, 1893.

Hudson.

Farm of 40 acres: mowing, 6; pasture, 28; woodland, 6; suitable for cultivation, 12. Grass can be cut with a machine. House is of no account. Barn, 30x40, in fair repair, with cellar. Stone wall and rail fence in rather poor condition Running brook and good well. Fifty to 60 apple trees. Railroad station, Rock Bottom, 2 miles; post-office, Rock Bottom, 2½ miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent, if $100 per year is paid. Address, Mary Collins, Maynard, Mass.

Holliston.

* Farm of 40 acres: mowing, 7; pasture, 20; woodland, 13; suitable for cultivation, 12. Grass can be cut with a machine. Sugar bush, 100 trees. Cottage house, with L, 9 rooms, in

Withdrawn, 1893.

* Not certified to.

good repair. Barn, 30x30, in need of some repairs. Fenced by stone wall. Two excellent wells and pump in house. Apple, pear, quince and plum trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. On high land and very pleasantly located. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, Mrs. Fannie E. Ripley, Box 85, Holliston, Mass.

Farm of 120 acres: mowing, 10; pasture, 50; woodland, 60; suitable for cultivation, 40. Part of the grass can be cut with a machine. House, 24x32, 9 rooms, fair repair. Barn, 24x30, fair repair. Mostly fenced with stone wall in poor condition. Wells. Fifty apple and a few other fruit trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. Price, $2,500; cash at sale, $800; interest on balance, 6 per cent. Address, R. C. Hill, Milford, Mass.

Littleton.

* Farm of 45 acres: mowing, 20; pasture, 20; woodland, 5; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x35; L, 20x30; 10 rooms, not in good repair. Barn, 40x40, in quite good repair, with cellar. Mostly stone walls in fair condition. Two wells and water in pasture. Fifty or more apple trees. Railroad station, Littleton, 1½ miles; post-office, Littleton, 1½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. David Tenney, Manchester, Mass.

Natick.

Farm of 91 acres: mowing, 12; pasture, 64; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, small L, 8 rooms, poor repair. Barn, 75x40, in good repair, with barn cellar. Stone wall in good condition. Two springs and Charles River. About 25 apple trees. Railroad station, Wellesley, 2 miles; post-office, South Natick, ½ mile. Price, $4,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, V. Boinay, South Natick, Mass.

North Reading.

Farm of 200 acres: mowing, 25; pasture, 100; woodland, 75; suitable for cultivation, 50. Grass can be cut with a machine. House, 20x40, 6 rooms, not in very good repair. Barn, 30x50, fair condition, with cellar. Mostly fenced with stone wall in fair condition. Good water supply. One hundred and fifty apple

* Not certified to.

trees. Railroad station, North Reading, 2 miles; post-office, Middleton, 1½ miles. Price, $3,200; cash at sale, $800; interest on balance, 6 per cent. Address, Calvin Putnam, Danvers, Mass.

Shirley.

Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. Two-story house, 22x25; small L with wood-shed attached; 7 rooms; fair repair. Large barn, in good repair, with cellar. Well at house and another at barn. Forty-five apple trees and some pear and crab-apple trees. Situated on high land, not far from two manufactories. Railroad station, West Groton, 1 mile; post-office, West Groton, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Peter Tarbell, Ayer, Mass.

Sold, 1892

Stow.

Farm of 120 acres: mowing, 30; pasture, 50; woodland, 40; suitable for cultivation, 50. Grass can be cut with a machine. No house. Barn, 36x40, in poor repair. Mostly fenced with stone wall in fair condition. Good water supply. Two hundred and twenty-five apple trees, 14 pear, 3 quince, 6 cherry and 20 peach trees, besides 6 young grape vines and a quantity of raspberry and blackberry bushes. Railroad station, Whitman's Station, ¼ mile; post-office, Rock Bottom, 1 mile. Price, $4,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Jerome Barton, Rock Bottom, Mass.

Farm of 84 acres: mowing, 30; pasture, 24; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House of 10 rooms; small L, with woodshed and carriage-house attached; good repair. Barn, 60x40, needs a little repairing. Three wells. Stone walls and fences in good condition. Ninety apple, 2 crab-apple, 1 cherry and 4 pear trees. Railroad station, Hudson, 4 miles; post-office, Stow, 2 miles. Price, $3,000; cash at sale, $1,500; interest on balance, 5 per cent. Address, Martin Shaughnesy, Hudson, Mass.

Tewksbury.

Farm of 280 acres: mowing, 25; pasture, 85; woodland, 170; suitable for cultivation, 80. Nearly all the grass can be cut with a machine. House, 40x30; L, 25x14; 10 rooms; very fair repair. Barn, 60x35, in good repair, with cellar. Stone wall,

wire and wooden fence in good condition. Water from 2 wells and the river. Thirty apple trees. Railroad station, Silver Lake, 1¼ miles; post-office, East Billerica, 1½ miles. Price, $4,500; cash at sale, $2,250; interest on balance, 5 per cent. There is a cranberry meadow and good fishing on the place. Address, Z. P. Foster, Tewksbury, Mass.

Townsend.

Farm of 50 acres: mowing, 10; pasture and woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x30; L, 24x15; 10 rooms; fair repair. Barn, 40x40, in fair repair. Fences not in very good condition. Good water supply. Twenty-five or 30 apple and 10 plum trees. Railroad station, Townsend, 2½ miles; post-office, Townsend, 2½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Should say there were between 200 and 300 cords of timber on farm and about 300 cords of wood. Address, James H. Dixon, Mason, N. H.

NANTUCKET COUNTY.

Nantucket.

Farm of 42 acres: mowing, 42; suitable for cultivation, 42. Grass can be cut with a machine. Good one and one-half story cottage house; large L; 8 rooms; fair repair. Large barn in fair repair. Poor fences. Wells; also on shore of a pond. Railroad station, Nantucket, 20 minutes' walk; post-office, Nantucket, 20 minutes' walk. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Ocean surf one mile from house. Address, Almon T. Mowry, Nantucket, Mass.

Sold, 1892.

* Farm of 28 acres: mowing, 12; 7 acres of peat swamp and cranberry bog; suitable for cultivation, 6. Grass can be cut with a machine. One and one-half story house; fifteen-foot L; 8 rooms; good repair. Barn, 44x30, in quite good repair. Partly fenced with board and part with rail. Cistern and well. Railroad station, Siasconset, 3 miles; post-office, Siasconset, 3 miles; 6 miles from Nantucket. Price, $1,200; all in cash. Address, Robert Mooney, Nantucket, Mass., Polpis Village.

Farm of 35 acres: mowing, 35; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x30, 7 rooms, fair repair. Barn, 30x30; barn, 28x30, in fair repair, with large root cellar. Board and rail fence. Well at house, cistern at barn, and

* Not certified to.

pond fed by spring on the place. Railroad station, Woods Holl, 20 miles; post-office, Nantucket, 1¾ miles. Price, $1,900, all in cash. Under this price will be included a good lot of farming tools and a pair of matched bay mares. Fine view of town and ocean. Address, Charles G. S. Austin, 299 Hermitage Avenue, Chicago, Ill.

NORFOLK COUNTY.

Canton.

* Farm of 90 acres: mowing, 22; pasture, 28; woodland, 40; suitable for cultivation, 26. Grass can be cut with a machine. Two-story house, about 40x25, 6 rooms, poor repair. Barn, 50x30; barn cellar, poor repair. No fences except one wall. Well. Railroad station, Canton Junction, 1½ miles; post-office, Ponkapog, 1 mile. Price, $5,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Edwin Wentworth, Canton, Mass.

Medfield.

Farm of 79 acres: considerable mowing land; pasture, 25; good deal of woodland; suitable for cultivation, 20. Grass can be cut with a machine. Two and one-half story house, 12 rooms, fair repair. Barn, 30x40, in fair repair, with cellar. Stone walls and a good wooden fence around house. Good water supply. Apple orchard. Included with the farm is a valuable water privilege, a new two-story grist-mill with all new machinery, a shingle mill and circular saw-mill. Railroad station, Medfield, 1 mile; post-office, Medfield, 1 mile. Price, $6,000, all in cash. Address, Eliza R. Richardson, Box 116, Medfield, Mass.

Norfolk.

Farm of 65 acres: mowing, 21; pasture, 20; woodland, 24; suitable for cultivation, 31. Grass can be cut with a machine. Two-story house, 40x60; L, 15x20; 12 rooms; good repair. Barn, 60x40, good repair. Barn cellar and silo. Fenced mostly by river. Water from wells and Mill River. Sixty apple trees, 40 peach and 35 pear trees. Railroad station, City Mills, 1¼ miles; post-office, City Mills, 1¼ miles. Price, $3,500; cash at sale, $500; interest on balance, 6 per cent. Farm will keep 20 cows and 3 horses and cuts 30 tons of hay besides filling silo. Address, L. D. Metcalf, City Mills, Mass.

Sold 1892.

* Not certified to.

Farm of 50 acres: mowing, 15; pasture, 12; woodland, 23; suitable for cultivation, all. Grass can be cut with a machine. One and one-half story house, 30x35; L, 15x20; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall and rail fence in good condition. Good springs in yard and pasture. Twenty-five apple trees and 36 other fruit trees of different kinds. Railroad station, Highlandville, 1½ miles; post-office, Norfolk, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. There is a shop connecting the L and the barn suitable for blacksmithing or other mechanical work. Address, Dennis F. O'Sullivan, Franklin, Mass.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 41; suitable for cultivation, 7. Grass can be cut with a machine. House, 30x23; L, 25x15; 10 rooms; good repair. Barn, 31x26; lean-to, 26x13; very good repair. Fences in fair condition. Good water supply. Thirty apple and a few other fruit trees. Three hundred cords of merchantable wood on the place. Railroad station, Highland Lake, ⅓ mile; post-office, Norfolk, 1¼ miles. Buildings have all been repaired recently. House newly papered and painted. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, James H. Shaw, Franklin, Mass.

Walpole.

Farm of 80 acres: mowing, 25; pasture, 25; woodland, 16; suitable for cultivation, 15. Grass can be cut with a machine. Cottage house, 6 rooms, in very good repair. Barn, 30x36, fair repair. Stone wall mostly in fair condition. Well at house and barn, and nice spring in pasture. Forty apple and 10 other fruit trees. Railroad station, Norfolk, 2½ miles; post-office, Norfolk, 2½ miles. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Franklin M. Pevey, Wilton, N. H.

Wrentham.

Farm of 112 acres: mowing, 20; pasture, 60; woodland, 16; suitable for cultivation, 30. Most of the grass can be cut with a machine. Large house of 9 large rooms; L, 20x16; good repair. Barn, 60x40, in good repair. Fences are in very good condition. Three springs and never-failing well. Forty apple, 7 cherry and 17 pear trees. Railroad station, Wrentham, 2 miles; post-office, Wrentham, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, L. M. Reynolds, Wrentham, Mass.

Farm of 113 acres: mowing, cuts from 15 to 18 tons of hay; pasture, 60; woodland, 30; suitable for cultivation, 20. Part of the grass can be cut with a machine. House of 14 large rooms; L of 1 room; fair repair. Barn, 20x40, needs repairing. Mostly fenced with stone wall and rail fence. There are 2 wells and a cistern. About 25 apple, 8 peach, 6 pear, 1 plum and 1 quince tree. Railroad station, Wrentham, 1½ miles; post-office, Sheldonville, 1½ miles. Price, $1,800, all in cash. Address, Mrs. E. M. McDermott, Box 50, Marlborough, Mass.

Farm of 50 acres: mowing, 15; pasture, 11; woodland, 18; suitable for cultivation, 26. Grass can be cut with a machine. House, 32½x26; west L, 14x13; east L, 26x13; 20 rooms; good repair. Barn, 40x34, in good repair, with cellar. Mostly fenced with stone wall in good condition. Wells at house and barn and one at side of road. Thirty-six apple and 12 pear trees besides 6 grape vines and currants and blackberries. Railroad station, West Wrentham, 1¼ miles; post-office, Sheldonville, 1 mile. One mile from school. Price, $2,500; cash at sale, $1,800; interest on balance, 6 per cent. Address, Eliza E. Grant, Woonsocket, R. I.

Farm of 92 acres: mowing, 12; pasture, not known; woodland, 70; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 24x37; one-story L, 16x21, out of repair. House in fair repair; 8 rooms besides L. Barn, 22x26, barn cellar, fair repair. Corn crib, 10x10. No fences. Good well, cistern with pump in house. Eighteen apple, 3 cherry, 7 peach and 4 pear trees. Railroad station, Wampum, ½ mile; post-office, Sheldonville, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathaniel W. Rogers, Sheldonville, Mass.

Farm of 16⅓ acres: mowing, 5½; wood and sprout land, 9¾; suitable for cultivation, 6½. Grass can be cut with a machine. House, 26x23; 6 rooms; good repair. Barn, 20x20, barn cellar, good repair. Stone wall and wooden fence around the mowing. Well which gets dry in summer. Three apple and 5 other fruit trees. Railroad station, Wrentham, 2½ miles; post-office, Wrentham, 2½ miles. Price, $325; cash at sale, $125; interest on balance, 6 per cent. Address, Henry Augustus George, Plainville, Mass.

Sold, 1892.

Farm of 71 acres: mowing, 10; pasture, 20; woodland, 41; suitable for cultivation, 10. Grass can be cut with a machine. House, 26x36, with woodshed attached; 7 rooms; poor repair. Barn, 22x26, barn cellar, not in very good repair. Stone wall and post and rail fence not in very good condition. Well, not reliable;

good spring 300 feet from house. A few apple, 2 pear and 1 crab-apple trees. Railroad station, Plainville, 2½ miles; post-office, Plainville, 2½ miles. Price, $1,050; cash at sale, $350; interest on balance, 6 per cent. There is a hen-house 80 feet in length, in fair condition. Address, Eli Phelps, Treasurer Foxborough Savings Bank, Foxborough, Mass.

Farm of 22 acres: mowing, 20; suitable for cultivation, 22. Grass can be cut with a machine. House, 31x28; L, 30x15; 12 rooms; good repair. Barn, 62x30; piggery, 14x28; hen-house, 111x20; shed, 15x30. Cemented cellar and 50-ton silo. Stone walls in fair condition. Barn in good repair. Well at kitchen and barn. Twenty old and 11 young apple trees and 12 pear trees; Railroad station, Wrentham, 1 mile; post-office, Wrentham, 1 mile. Price, $5,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, C. S. Doggett, Walpole, Mass.

Sold, 1892.

PLYMOUTH COUNTY.

Carver.

Farm of 30 acres: mowing, 10; pasture, 7; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x26; L, 24x12; 8 rooms; fair repair. Barn, 38x22, barn cellar, poor repair. Stone wall and rail fence in good condition. Two wells and a spring. Thirty apple and 2 pear trees, and currant and raspberry bushes. Railroad station, Plymouth, 6½ miles; post-office, North Carver, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. There is a small piece of swampy land suitable for cranberry culture, and the pasturage could be used for cultivation. Address, Walter B. Cobb, 10 Cushman Street, Plymouth, Mass.

*Farm of 30 acres: mowing, 8; pasture, 8; woodland, 14; suitable for cultivation, the pasture might be used. Grass can be cut with a machine. Old-fashioned, low, double house; L, 12x15; 7 rooms; good repair. No barn. Rail fence in fair condition. Good well and spring brook. Twelve apple trees. Railroad station, Plymouth, 6 miles; post-office, East Carver, ½ mile. Price, $900; cash at sale, $400; interest on balance, 6 per cent. There is a swamp of about two acres which can be easily made into a cranberry bog, and there are from 50 to 75 cords of box logs suitable to cut. Address, Winslow Pratt, Middleborough, Mass.

Sold, 1891.

Farm of 60 acres: mowing, 3; pasture, 5; woodland, 50; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 24x30; L, 14x35; 10 rooms; good repair.

* Sold.

Barn, 16x26, in good repair. Stake and rail fence in fair condition. Extra good water supply. Fifty apple and 11 pear trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 1½ miles. Price, $1,800; all in cash. Farm is near churches and on the main thoroughfare of the town. Address, John Murdock, South Carver, Mass.

Farm of 30 acres: mowing, 7; pasture, 8; woodland, 5; suitable for cultivation, 10. Grass can be cut with a machine. Two-story house, 30x30; L, 15x20; 12 rooms; fair repair. Barn, 30x40, in good repair, with cellar. Post and rail fence. Well. Twenty apple and 4 other fruit trees. Railroad station, Plymouth, 6½ miles; post-office, Carver, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Lemuel S. Bumpus, Carver, Mass.

Sold, 1892.

Farm of 50 acres: mowing, 10; pasture, 10; woodland, 30; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x30; L, 20x10; 7 rooms; fair repair. Barn, 20x30, in fair repair, with cellar. Fences not in good condition. Well, and river on the rear line of farm. Twenty apple trees. Railroad stations, Middleborough, 6 miles, Plymouth, 8 miles; post-office, Carver Centre, 1 mile. Price, $1,200; cash at sale, $100; interest on balance, 5 per cent. Address, Henry W. Moulton, No. 103 State St., Boston, Mass.

Farm of 25 acres: mowing, 4; pasture, 10; woodland, 11; suitable for cultivation, 14. Grass can be cut with a machine House, 25x30, 8 rooms, fair repair. Barn, 25x30, in fair repair. Rail fence in poor condition. Well. Eight apple trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 2 miles. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, William A. Shaw, South Middleborough, Mass.

Duxbury.

Farm of 12 acres: mowing, 6; pasture, 5½; woodland, ½; suitable for cultivation, 11½. Grass can be cut with a machine. House, 33x36; L, 20x20; 12 rooms; fair repair. Barn, 16x45, with L, 12x18; in poor repair, with cellar. Wooden fences, half in good repair, balance in poor condition. Wells at house and barn. Ninety-four apple trees and 6 small pear trees, besides grape vines. Railroad station, Marshfield, 3 miles; post-office, North Duxbury, 1½ miles. Price, $1,200, all in cash. Address, Henry H. Lewis, North Duxbury, Mass.

Withdrawn, 1892.

Farm of 8⅝ acres: mowing, 3; pasture, 4; suitable for cultivation, 8⅝. Grass can be cut with a machine. Large cottage with medium-sized L; 7 rooms; in very good repair. Barn, 20x30, in

good repair. Fences in poor condition. Very good water supply. Eighteen apple and 3 other fruit trees. Railroad station, Island Creek, 2 miles; post-office, Island Creek, 2 miles. Two poultry houses. This place is peculiarly adapted to poultry, being from fifteen to twenty degrees warmer than other places within a few miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, John A. Shaw, Ayer, Mass.

Farm of 10 acres; mowing, 4; pasture, 6; suitable for cultivation, 10. Grass can be cut with a machine. Good-sized "Cape Cod house" with small L; 5 rooms; in good repair. Small barn, not in very good repair, with cellar. Fences in poor condition. Well, brook and spring on place. Fifteen apple, 4 peach and 10 pear trees. Railroad station, South Duxbury, 1½ miles. Post-office, South Duxbury, 1½ miles. Especially adapted to poultry raising. Price, $1,500, all in cash. Address, Chas. A. Harris, Duxbury, Mass.

Withdrawn. 1892.

Halifax.

Farm of 7 acres: mowing, 7; suitable for cultivation, 5. Grass can be cut with a machine. House, 30x40, 15 rooms. Barn, 30x20, in fair repair. Wooden fences. Good water supply. Eight apple trees. Railroad station, 5 miles; post-office, Halifax, 2 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Wintuxet River borders on one side of farm. Address, Celie Willis, Eastondale, Mass.

Farm of 20 acres: mowing, 10; pasture, 7; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. House, 30x35; L, 8x12; 12 rooms; fair repair. Barn, 30x34, in good repair. Post and rail fence in good condition. Good well. Twenty apple and 4 pear trees. Railroad station, Bridgewater, 4½ miles; post-office, Halifax, 2½ miles. The house is old fashioned, two-story front and one-story back. Price, $700; cash at sale, $300; interest on balance, 6 per cent. Will sell house, barn and six acres of good mowing land for $500; $200 down and $300 to remain on mortgage. Address, Sylvanus Bourne, Halifax, Mass.

Farm of 65 acres: mowing, 15; woodland, 30 acres; part young growth; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x36; L, 20x30; two-story; 11 rooms; quite good repair. Barn, 30x40, in poor repair. Post and rail fence in poor condition. Good water supply. Twenty-five apple and some pear trees. Railroad station, Titicut, 3 miles; post-office, Halifax, 2 miles. Price, $1,100, all in cash. Address, Harriett N. Cobb, Middleborough, Mass.

Hanover.

Farm of 75 acres: mowing, 14; pasture, 25; woodland, 7; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 36x24; one-story L, 28x16; 10 rooms; good repair. Barn, 58x34; carriage-house attached, 24x40; also shed, 59x11. There is a barn cellar, and the barn is in fair repair. Stone wall and post and rail fence not in very good condition. Good well. Water flows through farm its entire length. Twenty-five apple trees. Railroad station, Hanover, 2 miles. Post-office, Hanover, 2 miles. Price, $2,750; cash at sale, $1,000; interest on balance, 5 per cent. Address, Sarah T. Curtis, Hanover, Mass.

Sold, 1891.

* Farm of 171 acres: mowing, 10; pasture, 61; woodland, 100; suitable for cultivation, 71. Grass can be cut with a machine. Large house, large L, 13 rooms, good repair. Large barn, not in very good repair. Rail fence in poor condition. Good water supply. Twenty-six apple and 1 other fruit tree. Railroad station, West Hanover, 1 mile; post-office, West Hanover, 1 mile. Price, $4,800, all in cash. Address, Mary Emma Litchfield, West Hanover, Mass.

Lakeville.

Farm of 50 acres: woodland, 15; the remainder about equally divided between pasturage and land suitable for cultivation. Two-story house, 10 rooms. A good barn cellar. Rail fence. Good water supply. Railroad station, Lakeville, 5 miles; post-office, Lakeville, 5 miles. About seven acres are suitable for cranberry bog. This farm is situated near the chain of Lakeville ponds, which is one of the finest chains of ponds in the State. Price, $800, all in cash. Address, E. G. Cudworth, Lakeville, Mass.

Middleborough.

Farm of 30 acres: mowing, 20; pasture, 10; woodland, 6; suitable for cultivation, 20. Grass can be cut with a machine. House, 40x32; L, 20x12; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall. Well at house and another at barn. Twenty apple and 3 pear trees. Railroad station, North Middleborough, 3 miles; post-office, North Middleborough, 1 mile. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, S. K. Eaton, Bridgewater, Mass.

Sold, 1892.

* Not certified to.

Pembroke.

Farm of 16 acres: mowing, 10; woodland, 2; suitable for cultivation, 3. Grass can be cut with a machine. House, 28x40; L, 16x28; carriage-house, 20x32; 9 rooms; good repair. Barn, 35x40, in good repair. Stone walls and wood fence in medium condition. Two wells. Twenty-five apple and 25 other fruit trees. Railroad station, Plympton, 3½ miles; post-office, West Duxbury, ¼ mile. A very nice cranberry bog of about ½ acre. Would make a fine poultry farm. Coach and express to Plympton or Hanover. One-sixteenth mile from school and one-eighth mile to church. Price, $1,600; cash at sale, $500; interest on balance, 6 per cent. Address, Almira J. Crossley, North Abington, Mass.

Sold. 1892

Wareham.

Farm of 60 acres: mowing, 11; pasture, 10; woodland, 30; suitable for cultivation, 11. About half of the grass can be cut with a machine. One and one-half story house, 24½x37½; L, 12½x16; 10 rooms; good repair. Barn, 24x40, needs repairing. Stone walls, cedar rail, and stake and picket fence in fair condition. Good well and two brooks, one used to run 2 saw-mills. About 12 apple and a few other fruit trees. Railroad station, South Wareham, 1¾ miles; post-office, South Wareham, 1¾ miles. School, ¼ mile. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Twelve to 15 acres can be flowed for a cranberry bog. Seventy-five cords of wood and logs could be cut. There is a trout brook on the place which has been leased for trouting this year. One acre of cranberry bog now bearing, and 10 acres could be used for cranberry culture. Address, Alexander R. Gurney, Middleborough, Mass.

WORCESTER COUNTY.

Ashburnham.

Farm of 129 acres: mowing, 35; pasture, 40; woodland, 54; suitable for cultivation, 35. Nearly all of the grass can be cut with a machine. One and one-half story house, 17x36; one-story L, 12x30; 7 rooms; good repair. Barn, 40x60, with L, 18x30, in good repair, with cellar. Stone wall in good condition. Good water supply. Thirty apple trees and a few plums, grapes and currants. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $1,250; cash at sale, $500, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 50 acres: mowing, 10; pasture, 5; woodland, 35; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 16x25; L, 16x24; 5 rooms; fair repair. No barn. Mostly fenced with stone wall. Good well. Six apple trees. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $550; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 110 acres: mowing, 30; pasture, 45; woodland, 35; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Stone wall in fair condition. Two good wells. Sixteen apple trees. Railroad station, Ashburnham, 5 miles; post-office, Ashburnham, 5 miles. Price, $500; cash at sale, $200; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 4 acres: mowing, 2½; woodland, 1½; suitable for cultivation, 2½. Grass can be cut with a machine. One and one-half story house, 20x34; L, 13x32; 6 rooms; good repair. No barn. Fenced with stone wall. Good well. Ten apple and 3 other fruit trees. Railroad station, Ashburnham, 3½ miles; post-office, Ashburnham, 3½ miles. Price, $450; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Sold 1892.

* Farm of about 70 acres: mowing, 30; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. No buildings. Mostly fenced with stone wall. Good well and spring. A few old apple trees. Railroad station, Ashburnham, 3 miles; post-office, Ashburnham, 3 miles. Six hundred or 800 cords of wood and lumber on place. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, M. B. Lane, Ashburnham, Mass.

Farm of 75 acres: mowing, 25; pasturage and woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x30; L, 16x30; 6 rooms; somewhat out of repair. No barn, but a good barn cellar. Mostly fenced with stone wall, in fair condition. Good well at house and good running water in barn cellar. Forty apple, 5 plum and 3 pear trees and a good grape vine. Railroad station, Ashburnham, 2 miles; post-office, Ashburnham, 2 miles. Price, $1,000; terms to suit purchaser; interest on balance, 5 per cent. Address, F. H. Bauman, Ashburnham, Mass.

* Not certified to.

Barre.

Farm of 270 acres: mowing, 50; pasture, 110; woodland, 110; suitable for cultivation, 50. Grass can be cut with a machine. House, 40x30; L, 80x18; 18 rooms; fair repair. No barn, but cellar where it stood. Principally fenced with stone wall in fair condition. Two wells and three springs. Fifty apple trees and some grape vines. Railroad station, Coldbrook, 2 miles; post-office, Coldbrook Springs, 2 miles. Price, $3,500; cash at sale, $1,000; interest on balance, 5 per cent, with annual payments of $200. Address, Edward Clark, Quinapoxet, Mass.

Farm of 70 acres: mowing, 31; pasture, 34; woodland, 5; suitable for cultivation, 23. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 20x20; 12 rooms; good repair. Barn, 24x30, in good repair. Rail fence and stone wall in fair condition. Pump in house, never-failing running water to barn. Seventy-five apple, 4 pear, 10 peach and 2 English cherry trees and grape vines. Is on main road and has wood and wagon-house built four years ago. Railroad station, Barre, 6 miles; post-office, Barre, 3 miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, Geo. P. King, Barre, Mass.

Boylston.

Farm of 120 acres: mowing, 20; pasture, 40; woodland, 40. Grass can be cut with a machine. A good large house of 10 or more rooms; in good repair. Barn, 40x60, in good repair, with cellar. Stone wall. Wells and springs. Railroad station, Northborough, 2½ miles; post-office, Boylston, 2 miles. Near school. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Noah Wadsworth, Northborough, Mass.

Charlton.

Farm of 118 acres: mowing, 35; pasture, 40; woodland, 43; suitable for cultivation, 25. Grass can be cut with a machine. House, 30x36, 6 rooms besides chambers, fair repair. Barn, 32x36, in fair repair. Shop, 12x18. Mostly fenced with rails in good condition. Good water in the house. One hundred and thirty-five apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $600; interest on balance, 6 per cent. Address, Francis Rice, Charlton, Mass.

Farm of 80 acres: mowing, 25; pasture, 35; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house; L, 15x15; 7 rooms; in fair repair. No barn. Stone wall in poor condition. Wells. Fifty apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Amos H. Pratt, 20 Florence Street, Worcester, Mass.

Farm of 30 acres: mowing, 12; pasture, 8; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x28; L, 22x12; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall in good condition. Well. Twenty apple, 5 pear and 3 cherry trees. Railroad station, Oxford, 5 miles; post-office, Charlton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Plenty of small fruits, such as grapes, currants, etc. Plenty of wood and lumber. Address, Sarah E. Fitts, Charlton, Mass.

Withdrawn 1892.

Farm of 87 acres: mowing, 25; pasture, 37; woodland, 15 acres and 10 acres of sprout land; suitable for cultivation, 35. Grass can be cut with a machine. House, 28x24; L, 15x22; 7 rooms; good repair. Barn, 40x30, in good repair. Shed joining barn, 16x40. Stone wall in good condition. Well at house and running water at barn. Seventy-five apple, 8 pear and 18 peach trees. Railroad station, West Dudley, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Walker, Southbridge, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 36x30; 8 rooms; fair repair. Barn, 24x30, not in very good repair. Partly fenced with stone wall and partly with rail fence. Three good wells. Thirty-five apple, and 3 peach trees. Railroad station, Howarth's, 5 miles; post-office, Charlton, 2 miles. Price, $800, all in cash. Address, Stephen P. Bond, Oxford, Mass.

Farm of 18 acres: mowing, 8; pasture, 10; suitable for cultivation, 8. Grass can be cut with a machine. House, 34x26; L, 12x18; 6 rooms; good repair. Barn, 24x30, in good repair, with cellar. Stone wall in good condition. Two good wells. Thirty-five apple, 1 plum, 4 pear and 3 peach trees, besides currant bushes and 5 grape vines. Railroad station, Howarth's, 3 miles; post-office, Charlton, 3 miles. This is a poultry farm, having one hen-house, 60x12; another, 10x12; and one under the barn, 18x20. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Stephen P. Bond, Oxford, Mass.

Farm of 35 acres: mowing, 20½; pasture, 10, extra good; woodland, 4½, two acres in sprouts; suitable for cultivation, 20½. Grass can be cut with a machine. Two-story house, 22x28; 2-story L, 18x21; 9 rooms; needs shingling, otherwise in fair condition. Barn, 24x36, in good repair, with cellar. Wire fence in good condition. Well at house and spring in pasture, both never failing. Twenty apple and 2 pear trees and 1 grape vine. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Lizzie McIntire, Charlton City, Mass.

Farm of 65 acres: mowing, 25; pasture, 20; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. No buildings. Stone wall. Good water supply. Railroad station, Charlton, 3½ miles; post-office, Charlton City, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, J. J. Upham, 19 Oberlin Street, Worcester, Mass.

Sold, 1892.

Farm of 18 acres: mowing, 18. Grass can be cut with a machine. No buildings. Stone wall. Two wells. Thirty apple trees. Railroad station, Charlton; post-office, Charlton Depot. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, George E. Wheelock, Charlton Depot, Mass.

Farm of 78 acres: mowing, 22; pasture, 20; woodland, 36; suitable for cultivation, 22. Grass can be cut with a machine. House, 30x32, 6 rooms, poor repair. Barn, 30x32, poor repair. Stone wall in good repair. Three good wells. Twenty apple and 10 other fruit trees. Railroad station, Charlton Depot, 6 miles; post-office, 3 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Jeremiah Haggerty, Charlton Depot, Mass.

*Farm of 120 acres: mowing, 22; pasture, 50 or 60; woodland, 37; suitable for cultivation, 10 or 12. Nearly all the grass can be cut with a machine. House, 20x30; L, 36x16; 7 rooms; good repair. Barn, 70x32, in good repair. Mostly fenced with stone wall. Two wells. Fifty apple trees, besides cherries, peaches and grapes. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. Chandler Drury, Spencer, Mass.

*Farm of 62½ acres: mowing, 25; pasture, 20; woodland, 17½; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x18; L, 25x12; 4 rooms, poor repair. Barn, 20x30, with cellar; barn, 15x30, without cellar. Both in poor repair. Stone

Withdrawn, 1892.

* Not certified to.

wall in fair condition. Lasting wells. Forty to 60 apple and 20 to 30 other fruit trees. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot. Will sell on reasonable terms. Address, F. R. Hammond, Charlton, Mass.

* Farm of 20 acres: mowing, 4; pasture, 5; woodland, 11. Grass can be cut with a machine. House, 20x30, 5 rooms, poor repair. Barn, 25x35, poor repair. Fenced with stone wall. Very good well and spring. Fifteen apple and a few cherry and pear trees. Railroad station, Charlton Depot, ¾ mile; post-office, Charlton Depot, ¾ mile. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Address, H. G. Lamb, Charlton, Mass.

* Farm of 124 acres: mowing, 30; pasture, 54; woodland, 40; suitable for cultivation, 30. Grass can be cut with a machine. House, 40x20; L, 25x20; 12 rooms; poor repair. Barn, 48x36; granary, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Water at house and barn. Thirty-five apple and 18 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Charlton City, 2½ miles. There is a wagon-house, wood-house and tool-house all under one roof and in good repair. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent. Address, Maurice Mahan, Charlton City, Mass.

Farm of 100 acres: mowing, 20; pasture, 25; woodland, 55; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 20x35; 3 L's; 10 rooms; fair repair. Barn, 30x50, in good repair, with cellar. Mostly fenced with stone wall, in good condition. Well and springs. Twenty apple trees. The buildings are slated and the barn is nearly new. There is also a carriage-house, shed and corn-house combined. Railroad station, Southbridge, 2½ miles; post-office, Southbridge, 2½ miles. Price, $1,650; cash at sale, $1,000; interest on balance, 6 per cent. Address, A. L. Hyde, Southbridge, Mass.

* Farm of 69 acres: mowing, 16; pasture, 39; woodland, 14; suitable for cultivation, 12. Most of the grass can be cut with a machine. Two-story house, 18x27; L, 14x20; 6 rooms; fair repair. Barn, 30x42, in fair repair, with cellar under part of building. Mostly fenced with stone wall, in fair condition. Good water supply. Twenty apple and 1 peach tree. Railroad station, Charlton, 2 miles; post-office, Charlton Depot, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Within 2 miles of Charlton City, a thriving village containing 4 mills, post-office, 2 stores and markets, 2 churches, saw-mill and grist-mill. Address, David P. Fuller, Charlton Depot, Mass.

* Not certified to.

Dana.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. Barn, 50x38, in good repair, with cellar. Chiefly fenced with stone wall. Good water supply through aqueduct. Seventy-five apple trees and plenty of grapes. Railroad station, North Dana, 5½ miles; post-office, Nichewaug, ¼ mile. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Saw-mill, grist-mill, blacksmith's shop, store and school, ¼ mile distant. Address, S. H. Richardson, Dana, Mass.

Douglas.

Farm of 60 acres: mowing, 30; pasture, 15; woodland, 15; suitable for cultivation, 25. Part of the grass can be cut with a machine. One-story house, 30x38, 9 rooms, poor repair. Barn, 30x40, with shed and wagon-house attached, not in good repair. Stone wall and rail fence not in good condition. Two good wells and two brooks. Several dozen apple trees, and three or four pear and butternut trees. Railroad station, East Douglas, 2½ miles; post-office, East Douglas, 3 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Aaron B. White, 20 High Street, Providence, R. I.

Dudley.

Farm of 156 acres: mowing, 30 to 40; pasture, 30 to 40; woodland, 55 acres, thirty years' growth, the rest sprout land; suitable for cultivation, 30 to 40. Grass can be cut with a machine. Stone house, 30x50; stone house, 26x34; L, 16x18; 15 rooms in one house, 10 in another; houses in poor repair. Half fenced with stone wall out of repair. Excellent water supply. Forty apple trees and a few cherry trees. Railroad station, Oxford, 4 miles; post-office, Dudley, 3 miles. Price, $2,600; cash at sale, $1,000; interest on balance, 5 per cent. Large unfailing water-power. Can be divided into two farms, one of from 15 to 30 acres at $600 to $800. Address, J. T. Clark, Southbridge, Mass.

Fitchburg.

Farm of 150 acres: mowing, 40; pasture, 70; woodland, 40; about 10 acres of pasture can be brought into cultivation. About 36 acres of the grass can be cut with a machine. Two-story house, 8 rooms, first-class repair. Four good barns, 40x40,

50x25, 32x16 and 32x16, all in good repair. Stone wall in good condition. Water supply from aqueduct and fine well. About 80 apple trees. Railroad station, Fitchburg, 4 miles; post-office, Fitchburg, 3½ miles. Farm will keep 35 head of cattle, cuts 75 tons of hay, has silo of 75 tons capacity; wash-house with set boilers and all necessary outbuildings. Price, $5,000; cash at sale, $1,500; interest on balance, 5½ per cent. Address, John W. Finegan, Fitchburg, Mass.

*Farm of 46 acres: mowing, 16; pasture, 10; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. House, 25x30, 5 rooms, fair repair. Woodshed, 12x28. Barn, 30x60, in good repair, with cellar. Stone wall in good condition. Running water and well. One hundred apple, 10 pear and 300 peach trees, and 400 grape vines. Railroad station, Fitchburg, 3½ miles; post-office, Fitchburg, 3½ miles. Price, $1,000; cash at sale, $200; interest on balance, 6 per cent. School-house, ½ mile distant. Address, John Rowley, Fitchburg, Mass.

Hubbardston.

*Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. One and one-half story house; L, 16x20; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Fenced with stone wall in good condition. Well at house and springs in pasture. Seventy-five apple and a few pear trees. Railroad station, Hubbardston, 100 feet; post-office, Hubbardston, 1½ miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Hiram H. Ames, 418 Main Street, Worcester, Mass.

Leicester.

Farm of 40 acres: mowing, 12; pasture, 18; woodland, 10; suitable for cultivation, all except the woodland. Grass can be cut with a machine. Two-story house with L, 8 rooms, needs a good deal of repairing. No barn but a good barn cellar. Good well and 2 springs. Fifty apple, 9 pear trees and 4 grape vines. Railroad station, Spencer, 5 miles; post-office, Leicester, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Electric cars come within 1¾ miles of farm. Address, Adeline A. Partridge, Spencer, Mass., care of Wm. A. Barr.

* Not certified to.

Mendon.

Farm of 101 acres: mowing, 20; pasture, 50; woodland, 31; suitable for cultivation, 20. Grass can be cut with a machine. Two-story house, 32x38; L, 36x14; 13 rooms; fair repair. Barn, 36x48, in good repair, with cellar. Stone wall. Five good wells. About 70 apple and 12 other fruit trees. Railroad station, Hopedale, 2½ miles; post-office, Mendon, 1 mile. Price, $1,400; cash at sale, $800; interest on balance, 6 per cent. Address, Edwin G. Wilcox, Mendon, Mass.

Farm of 125 acres: mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 75. Grass can be cut with a machine. House, 28x38; L, 15x35; 7 rooms; good repair. Barn, 36x46, in good repair, with cellar. Stone wall in fair condition. Never-failing running water at house and barn. One hundred apple and 25 other fruit trees. Railroad station, Uxbridge, 3 miles; post-office, Mendon, 1 mile. Superior granite ledge on farm. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Wilson & Carpenter, Woonsocket, R. I.

New Braintree.

Farm of 28½ acres: mowing, 12; pasture, 16½; woodland, enough for use on farm; suitable for cultivation, 28½ acres. Grass can be cut with a machine. House, 35x30, 8 rooms, poor repair. Barn, 30x35, poor repair. Partly fenced with stone wall and part with brush and rail fence in good condition. Good well. Several apple trees and two other fruit trees. Railroad station, Barre Plains, 2½ miles; post-office, Oakham or New Braintree, 2 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, H. A. Gale, Smithville, Mass.

Northbridge.

Farm of 42 acres: mowing, 16; pasture, 16; woodland, 10; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x24, 4 rooms, poor repair. Cellar dug for house, 24x42. Barn, 30x50, good repair. Stone wall in good condition. Three wells near house. Twelve apple and some quince trees. Railroad station, Whitins, 2 miles; post-office, Whitinsville, 1 mile, Northbridge Centre, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 6 per cent. Seven walnut and 6 butternut trees near house. Address, Lewis Hopkins, Worcester, Mass.

North Brookfield.

Farm of 7 acres: mowing, 3; pasture, 2; suitable for cultivation, 7. Grass can be cut with a machine. Two-story house, 40x20; one and one-half story L, 20x30; 8 rooms; fair repair. Barn, 30x30, in poor repair, with cellar. Stone wall in good condition. Never-failing well. Twelve apple, 10 pear and 2 cherry trees. Railroad station, North Brookfield, 1½ miles; post-office, North Brookfield, 1½ miles. Good trout brook runs through the meadow. Price, $1,000; cash at sale, $600; interest on balance, 5½ per cent. Address, Jos. E. Wood, West Medford, Mass.

Oakham.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 15. Grass can be cut with a machine. House, 30x36, 8 rooms, fair repair. Barn, 36x40, in good repair. Mostly wood fence, but some stone wall. Twenty or more apple trees. Railroad station, North Brookfield, 4 miles; post-office, Oakham, 2½ miles. Price, $600; cash at sale, $300; interest on balance, 5½ per cent. Address, Herbert E. Bush, Oakham, Mass.

Sold, 1892.

Farm of 63 acres: mowing, 15; pasture, 10; suitable for cultivation, 20. Grass can be cut with a machine. No house. Barn, 25x30, in good repair, with cellar. Stone wall in poor condition. Two wells and small pond. Fifty apple and 25 walnut trees and some grapes. Railroad station, Coldbrook, 1 mile; post-office, Coldbrook, 1½ miles. Price, $325; cash at sale, about half; interest on balance, 6 per cent. Address, D. M. Parker, Coldbrook Springs, Mass.

Sold, 1892.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x30; L, 24x12; 12 rooms; good repair. Barn, 36x36, in good repair, with cellar. Stone wall in fair condition. Water in house. Seventy-five apple and 4 pear trees and plenty of grape vines. Railroad station, Coldbrook, 3 miles, Spencer, 5 miles; post-office, Oakham, 3 miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. Address, Abner Smith, Spencer, Mass.

* Farm of 90 acres: mowing, 10 to 20; remainder mostly covered with hard-wood and young pines. Grass can be cut with a machine. One and one-half story house, with L, not in very good repair. Good-sized barn, not in first-rate repair. Stone wall around mowing, in poor condition. One or two wells. Some apple and

* Not certified to

some other fruit trees. Railroad station, Coldbrook, 1½ miles; post-office, Coldbrook Springs, 1½ miles. Address, Nathaniel Myrick, Spencer, Mass.

Oxford.

Farm of 18 acres: mowing, 7; pasture, 7; woodland, 4; suitable for cultivation, 12. Grass can be cut with a machine. One and one-half story house, 18x40; L, 17x23; 11 rooms; good repair. Barn, 22x26; barn, 16x20, with 12x12 shed adjoining; cellar under first barn; both barns in good repair and painted. Wire fence in good condition. Two wells of never-failing water and water in house. Five apple trees and 5 other fruit trees. Railroad station, Oxford, 1¼ miles; post-office, Oxford, 1¼ miles. Price, $1,450; cash at sale, $500; interest on balance, 6 per cent. The barn and additions are all clapboarded and painted. Hen-house, 10x12; corn crib that will hold 150 bushels of corn separate from barn buildings. Address, Mrs. H. N. Upham, Oxford, Mass.

Sold, 1892.

Farm of 28 acres: mowing, 7; pasture and woodland, 21; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 36x30, 7 rooms, poor repair. No barn. Stone wall and wire fence in good condition. Well and spring in field. Thirteen apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold, 1892.

Farm of 200 acres: mowing, 60; pasture, 40; woodland, 100; suitable for cultivation, 100. Grass can be cut with a machine. No buildings. Partly fenced with stone wall. Good well. Probably 50 fruit trees. Railroad station, North Webster, 1 mile; post-office, Oxford and Webster, 2 miles. Price, $4,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Charles I. Rawson, Oxford, Mass.

Farm of 32 acres: mowing, 10; pasture, 12; woodland, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x40; 6 rooms; poor repair. No barn. Stone wall and wire fence in fair condition. Well and springs. Two apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold, 1892.

Paxton.

Farm of $10\frac{3}{10}$ acres: mowing, 6; pasture, $4\frac{3}{10}$; suitable for cultivation, the whole. Grass can be cut with a machine. House, 25x42; L, 12x20; 8 rooms; fair repair. Barn, 40x70, in fair repair. Stone wall. Well with pump at house. Seventy-

Withdrawn, 1892.

five apple and 6 other fruit trees. Railroad station, Rutland, 4 miles; post-office, Paxton, 1½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Charles H. Knapp, 5 Baker Street, Worcester, Mass.

Farm of 57 acres: mowing, 12; woodland, 45. Grass can be cut with a machine. No buildings. Stone wall and post and rail fences in very good condition. Very good water supply. Railroad station, Rutland, 3½ miles; post-office, Paxton, 1¾ miles. Price, $800, all in cash. Four hundred cords of wood and lumber on the place. Address, Clarissa Wood, Paxton, Mass.

Withdrawn, 1892.

Farm of 70 acres: mowing, 25; woodland, 20 acres, eighteen years' growth, and 25 acres, six years' growth; suitable for cultivation, 25. Twelve acres of grass can be cut with a machine. One-story house, 30x12; L, 8x10; 3 rooms; good repair. Two barns, 30x35 and 25x25; poor repair. Fences in fair condition. Twenty apple trees. Railroad station, Electric, 3 miles; post-office, Paxton, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 4 per cent. Condition, that no wood other than alder or white birch shall be cut on the farm until it is paid for. Address, Lot Berry, Spencer, Mass.

Petersham.

Farm of about 30 acres: mowing, 17¾; pasture, 6; woodland, 6; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house; 40-foot L; 9 rooms; good repair. Barn, 38x40, with cellar; was new six years ago. Cottage house and barn and one acre of land opposite may go with the farm. Stone walls and barbed-wire fence in fair condition. Good well water. Forty apple and a few other fruit trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 2 miles. Price, $2,450; cash at sale, the whole, if possible; interest on balance, if left at mortgage, 6 per cent. Address, Lura H. Upton, Orange, Mass.

Farm of 79 acres: mowing, 16; pasture, 40; woodland, 23; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 18x36; L, 16x20; 7 rooms; very good repair. Barn, 30x40; built two years ago. Mostly fenced with stone wall. Three wells. Forty apple and 2 pear trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 3 miles. Price, $1,500; cash at sale, $200; interest on balance, 5 per cent. Address, William Wade, Petersham, Mass.

Farm of 87 acres: mowing, 15; pasture, 20; woodland, 47; suitable for cultivation, 35. Grass can be cut with a machine. Two-story house, about 10 rooms, fair repair. Barn, 25x40, not in very good repair, with cellar. Good fences. Running water

from spring. Fifteen to 20 apple trees. Railroad station, Athol, 6½ miles; post-office, Petersham, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Byron S. Hone, Saugus, Mass.

Farm of 96 acres: mowing, 30; pasture, 36; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house, 36x20; small L; 9 rooms; good repair. Barn, 32x40, in fair repair. Rail fence and stone wall. Good water supply. Sugar bush of 35 trees. Farm on a hill. Large number of apple trees, natural fruit. Railroad station, Barre, 7 miles; post-office, Barre, 3½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. School, ¾ mile distant. Address, Elsie M. Dudley, Barre, Mass.

Farm of 130 acres: mowing, 30; pasture, 60; woodland, 40. Grass can be cut with a machine. One two-story house in fair condition, and a one and one-half story cottage in good condition; 8 rooms in one and 5 in the other. Barn, 40x25, not in very good repair. Stone wall and rail fence with rails mostly gone. Never-failing supply of water from wells and aqueduct. Limited number of apple trees and a very few other fruit trees. Railroad station, Barre, 8 miles; Athol, 11 miles; post-office, Petersham, 2 miles. Swift River runs through the farm, on which, near the house, there is a comparatively new saw and grist-mill, one and one-half story, with basement, 60x30, in good repair. The pond is large and is a beautiful sheet of water. The dam has been partly taken down. The privilege is one of the best in the county. Price, $3,500; cash at sale, $1,500; interest on balance, 5 per cent. Address, F. W. Jenkins, Barre, Mass.

Phillipston.

Farm of 130 acres: mowing, 20; pasture, 60; woodland, 50; suitable for cultivation, 20. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 15x25; 11 rooms; very fair repair. Barn, 40x60, in good repair, with cellar. Sugar bush, 30 to 40 trees. Mostly fenced with stone wall in fair condition. Running water at barn and well at house. Fifty apple trees. Railroad station, Athol or Baldwinville, 4½ miles; post-office, Phillipston, 2 miles. Price, $1,300; cash at sale, $200; interest on balance, 6 per cent. There are three good markets within easy reach of farm. Address, James M. Lee, Athol Centre, Mass.

Farm of 263 acres: mowing, 40; pasture, 75; woodland, 148; suitable for cultivation, 27. About 25 acres of the grass can be cut with a machine. House, 40x20; L, 30x20; 9 rooms; fair

repair. Barn, 80x40; barn, 40x30; cellar under large barn; in very good repair. Stone wall in fair condition. Two wells. One hundred apple and 10 pear trees. Railroad station, Templeton or Phillipston, 2 miles; post-office, Phillipston or Templeton, 3 miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Walter White, Phillipston, Mass.

Farm of 28 acres: mowing, 4; pasture, 22; woodland, 2; suitable for cultivation, 4. Grass cannot be cut with a machine. House, 36x31; L, 28x20; 9 rooms; good repair. Barn, 42x30, in good repair. Good stone walls. Two good wells. Thirty-five apple and some pear trees, also grape vines. Railroad station, South Royalston, 3 miles; post-office, South Royalston, 3 miles. Price, $700, all in cash. There is a shed 72 feet long, including a hen-house and manure shed. Address, Geo. F. Gould, South Royalston, Mass.

Withdrawn, 1892.

Farm of 180 acres: mowing, 35; pasture, 105; woodland, 40; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. House, 28x36; L, 14x14; 10 rooms; comfortable repair. Barn, 30x75, in very good repair. Carriage-house and wood-house. Stone wall, wood and wire fence. Well; running water at house and barn and two brooks on the place. Seventy-five apple trees. Railroad station, Athol or Templeton, 6 miles; post-office, Phillipston, 1½ miles. Free public library in town. Children conveyed to village school free. Creamery in town. Price, exclusive of pine timber, $2,000; cash at sale, $800. Address, Philastus Powers, Phillipston, Mass.

Princeton.

Farm of 85 acres: mowing, 12; pasture, 35; woodland, 38; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x25; L, 28x14; 12 rooms; fair repair. Barn, 36x40, in fair repair, with cellar. Fenced with stone wall and barbed wire in good condition. Three wells of soft water. Fifty apple, 12 peach, 6 pear, 2 cherry and 1 apricot tree. Good grapes. Railroad station, Brooks Station, 2 miles; post-office, Brooks Station, 2 miles. Price, $1,800; cash at sale, $900; interest on balance, 5 per cent. Hen-house, newly shingled, 40x14; hen-house, 20x10; good wagon-house. Address, Levi H. Howe, Holden, Mass.

Farm of 60 acres: mowing, 18; woodland, 40; suitable for cultivation, 18. Grass can be cut with a machine. House, 35x20, 10 rooms, not in very good repair. Barn, 15x20; barn, 18x30; both in fair repair. Stone walls. Well and brook. Thirty apple

and 10 other fruit trees. Railroad station, Princeton or Brooks Station, 2 miles; post-office, Princeton, 2 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address, R. Jas. Talman, Treasurer First National Fire Insurance Company, Worcester, Mass.

Farm of 80 acres: mowing, 20 to 35; pasture, 35; woodland, 7 or 8; suitable for cultivation, 20 to 25. Most of the grass can be cut with a machine. House about 33 feet square; L, 34 feet long; 10 rooms; good repair. Barn about 40 feet square, poor repair. Partly fenced with stone wall in fair condition. Good water supply. Thirty-six apple and 5 pear and cherry trees. Railroad station, Quinapoxet, 3 miles; post-office, Quinapoxet, 2 miles. Price, $1,000, all in cash. Address, Clarence T. Howe, Princeton, Mass.

Farm of 133 acres: mowing, 25; pasture, 35; woodland, 63; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 5 rooms, poor repair. Barn, 40x50, poor repair. Fences in poor condition. Good water supply. About 50 apple trees and a number of pear trees. Railroad station, Brooks Station, 1 mile; post-office, Brooks Station, 1 mile. Price, $1,500, all in cash. Address, S. W. Steele, No. 1 Sunnyside, Worcester, Mass.

Farm of 100 acres: mowing, 40; pasture, 50; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. No house. Barn, 36x48; basement for stock will tie up 50 head: in good repair, with cellar. Stone wall in good condition. Good water supply, running water at barn. Railroad station, Princeton, ½ mile; post-office, Princeton Depot, ½ mile. A brickyard has been worked on the farm and there is a small water-power. Price, $1,300; cash at sale, $650; interest on balance, 6 per cent. If I should put up a house before the farm was sold the cost would be added to the price of the farm. Address, Horace E. Wheeler, Southborough, Mass.

Farm of 196 acres: mowing, 30 to 40; pasture, 140 to 150; woodland, 2 to 3; suitable for cultivation, nearly all the mowing land. Grass can be cut with a machine. House, 38x28; L, 24x22; L and shed, 65x18; 14 rooms; in good repair; with slated roof. Barn, 72x36; barn, 34x22; sheep barn, 30x12; in good repair; with cellar; hog-house, 16x12. Stone wall in good condition. Good well, cistern and aqueduct. Seventy-five apple and 10 pear trees. Railroad station, Princeton, 2 miles; post-office, Princeton, 1¼ miles. There are 100 walnut trees that yield from 10 to 20 bushels of walnuts. Price, $3,900; cash at sale, $1,300;

interest on balance, 5 per cent. Address, Wm B. Goodnow, Princeton Depot, Mass.

Farm of 53 acres: mowing, 25; pasture, 26; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 32x40; L, 22x38; 11 rooms; L needs shingling. Barn, 30x40, in good repair, with cellar. Stone walls in good condition. Three wells. Twenty-five apple and 12 pear trees. Railroad station, Princeton, 1¼ miles; post-office, Princeton, ⅓ mile. Price, $3,800; cash at sale, $1,500; interest on balance, 5 per cent. Address, Wm. H. Eveleth, Cambridge, Mass.

* Farm of 20 acres. Part of the grass can be cut with a machine. House, 30x14, 8 rooms, not in very good repair. Barn, 30x38, in fair repair, but needs shingling; has cellar under part. Water from aqueduct and well. A large number of apple trees, some of them grafted, but most of them natural fruit. Railroad station, Oakdale, 6 miles; post-office, 1 mile; 2 mails per day. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, S. J. Jewett, East Princeton, Mass.

Royalston.

Farm of 50 acres: mowing, 13; pasture, 20; woodland, 18; suitable for cultivation, 8. Grass can be cut with a machine. Two-story house, 35x20; one-story L; 7 rooms; good repair. Horse barn, 24x24; painted cow barn, 28x36, with cellar; both in excellent repair. There is also a silo. Considerable stone wall, some board and some brush fence in fair condition. Never-failing well, water brought to house through iron pipe. About a dozen young apple trees, 2 pear and 2 plum trees, besides plenty of wild grapes and blueberries. Railroad station, Athol, 4 miles; post-office, Royalston, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Three-quarters of a mile from school. Address, B. F. Searle, Athol, Mass.

Farm of 50 acres; mowing, 15; pasture, 22; woodland, 12; suitable for cultivation, 25. About 15 acres of the grass can be cut with a machine. About 200 cords of wood on place. One and one-half story house, 30x36; L, one and one-half story, 15x20; 8 rooms; good repair. Barn, 30x42, good repair; carriage-house, shop and large shed. Mostly fenced by stone wall in good condition. Never-failing spring and 2 wells. About 75 apple and 12 other fruit trees. School and church ten minutes' walk. Farm in West Royalston. Railroad station, South Royalston, 5 miles; post-office, Tully, 2½ miles. Small tools, new farm wagon, buggy, etc., can go with the farm. Price, $1,175; cash at sale, $500 or less;

* Not certified to.

interest on balance, 6 per cent. Address, A. E. Bigwood, 28 Pleasant Street, Boston.

Farm of 128 acres: mowing, 20; pasture, 54; woodland, 54; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 40x20; one-story L, 40x20; 7 rooms; good repair. Barn, 40x60, in good repair, with cellar. Mostly fenced with stone wall in good condition. Water from never-failing spring by aqueduct to all buildings, also a good well. Fifty to 60 apple trees and 1 peach tree. Railroad station, Athol, 7 miles; post-office, Tully, 3½ miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Plenty of wood and timber. New two-story hennery, 40x14. Rate of taxation, $9 per thousand. Address, L. Everett Bixby, 28 Beach Avenue, Lynn, Mass.

Sold, 1891

RUTLAND.

Farm of 150 acres: mowing, 50; pasture, 70; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 30 trees. House, 18x40; L, 25x30; 10 rooms; fair repair. Barn, 28x60, needs some repair. Long shed and hen-house attached to barn. Stone wall and rail fence in fair condition. Two wells with pumps. Quite a number of fall and winter apple trees. Some cherry and peach trees and some grapes. Railroad station, Rutland, 2 miles; post-office, Rutland, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. There is a cranberry meadow of about 15 acres from which there has been picked 300 bushels in one year, and also 100 cords of hard wood standing on the place. Address, I. N. Keyes, Worcester, Mass.

Farm of 103 acres: mowing, 30; pasture, 40; woodland, 33; suitable for cultivation, 30. Grass can be cut with a machine. House, 30x40; L, 20x16; 8 rooms; fair repair. Barn, 20x40; barn, 30x32; not in very good repair. Fenced with stone wall in very good condition. Well at house and running water at barn. Sixty apple, 12 pear and a number of peach and cherry trees. There is a trout brook with a dam on it where a pond can be made. Railroad station, Rutland, 1½ miles; post-office, Rutland, 1⅓ miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Cyrus P. Bullard, Box 279, Gardner, Mass.

* Farm of 250 acres: mowing, 30; pasture, 110; woodland, 90; suitable for cultivation, 40 or 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 35x25; L, 30x18; 12 rooms; fair repair. Barn, 44x33, in fair repair, with shed for

* Not certified to.

manure. Never-failing supply of water. Seventy-five to 100 apple trees, and some crab-apple trees. Railroad station, Rutland, 2 miles; post-office, Rutland, 2½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Edward Bigelow, Green Hill, Worcester, Mass.

Sturbridge.

Farm of 40 acres: mowing, 10; pasture, 22; woodland, 8; suitable for cultivation, 10. Not much of the grass can be cut with a machine. House, 40x25, 7 rooms, good repair. Barn, 40x30, not in very good repair. Mostly fenced with stone wall in good condition. Good water supply. Thirty-five apple and 12 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Sturbridge, 2 miles. Price, $600, all in cash. Address, Peter N. Marcy, Globe Village, Mass.

Sold, 1892.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 55; suitable for cultivation, 8. Eight acres of the grass can be cut with a machine. House, 30x28; L, 12x18; 9 rooms; good repair. Barn, 32x34, poor repair. Stone wall and wooden fence. Water supply from well. Fifty apple and 5 other fruit trees. Railroad station, Brookfield, 5 miles; post-office, Sturbridge, 2 miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. There are 250 cords of standing wood on the place and it is near a good market. Address, H. D. Aldrich, Charlton Depot, Mass.

Sold, 1892.

Farm of 100 acres: mowing, 25; pasture, 40; woodland, 35; suitable for cultivation, 18. Grass can be cut with a machine. No house. Barn, 50x26; barn, 30x40; both in fair repair. Stone wall and rail fence. Two wells and permanent stream. Twenty-five apple and 20 other fruit trees. Railroad station, Brookfield, 4 miles; post-office, Fiskdale, 3 miles. Cannot state as to price. This farm belongs to an unsettled estate and was appraised at $600. Address, Carrie M. Ormsby, Brookfield, Mass.

Withdrawn, 1892.

* Farm of 200 acres: mowing, 35; pasture, 75; woodland, 90; suitable for cultivation, 32. Thirty-two acres of the grass can be cut with a machine. House, 30x22; L, 40x20, with basement for wagon house; 11 rooms; fair repair. Barn, 50x38; another small barn; fair repair. Stone wall and wood fence. Very good water supply. Fifty apple trees, 9 pear trees and 3 quince bushes. Railroad station, Charlton, 3½ miles; post-office, Charlton Depot, 3½ miles. There is a saw-mill on the place. Price, $4,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Merrick Nichols, Indian Orchard, Mass.

* Not certified to.

Farm of 25 acres: mowing, 8; woodland, 6; suitable for cultivation, 16. Part of the grass can be cut with a machine. House, 20x26; 6 rooms; poor repair. No barn. Mostly fenced with stone wall, part of it in good condition. Good well at house and a good stream of water through the farm. Forty-five apple trees. Railroad station, Southbridge, 6 miles; post-office, Mashapaug, Conn., 2 miles. Price, $250, all in cash. Address, S. L. Thompson, West Brookfield, Mass.

* Farm of 159 acres: mowing, 20; pasture, 40; woodland, 79; suitable for cultivation, 25. Grass can be cut with a machine. One acre of cranberry bog. No buildings. Stone wall and rail fence, half of it in good condition. Permanent water supply. Thirty or 40 apple trees. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. F. Pickering, Charlton City, Mass.

* Farm of 48 acres: mowing, 20; pasture, 20; woodland, 8; suitable for cultivation, 15. Grass can be cut with a machine. House, 36x26; L, 26x20; 9 rooms; good repair Barn, 40x36, good repair. Stone wall and rail fence in good repair. Good water supply. Forty apple, 3 pear, 7 quince and 3 cherry trees. Forty thousand feet of old-growth pine and chestnut lumber can be cut. School within 3 minutes' walk of farm. Railroad station, Charlton, 4 miles; post-office, Charlton, 4 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Oliver F. Davis, Charlton Depot, Mass.

Farm of 50 acres: mowing, 12; pasture, 25; woodland, 13; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 22x26; L, 24x14; 10 rooms; fair repair. No barn. Stone wall and wire fence and some poor brush fence. Never-failing spring 12 rods from house. Ten apple and 6 other fruit trees. Railroad station, Southbridge, 6½ miles; post-office, Mashapaug, Conn., ½ mile. Price, $500; cash at sale, $50; interest on balance, 5 per cent. Fifty dollars to be paid annually. Would sell for $300 without wood lot. Address, Roscius Back, Mashapaug, Conn.

Sold, 1892

Farm of 190 acres: mowing, 40; pasture, 45; woodland, 100; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 28x32; L, 18x28; 10 rooms; good repair. Barn, 36x50, in good repair, with cellar. Stone wall and rail fence; some of it in rather poor condition. Well and springs. Fifty apple trees. Railroad station, Charlton, 3 miles; post-office,

* Not certified to.

Charlton Depot, 3 miles. There are twelve or fifteen hundred cords of wood and some lumber on the place. Price, $6,000; cash at sale, $3,000; interest on balance, 6 per cent. Address, Henry A. Stone, Charlton Depot, Mass.

Farm of 150 acres: mowing, 25; pasture, 30; woodland, 95; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 25x30; L, 16x20; 6 rooms; needs some repairs. Barn, 36x50; in fair repair, with cellar. Stone wall and rail fence in fair condition. Running water at house and barn and brook in pasture. Forty apple trees. Railroad station, Southbridge, 3¼ miles; post-office, Globe Village, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Apple crop averages about 75 barrels a year. Address, A. L. Hyde, Southbridge, Mass.

SUTTON.

Farm of 100 acres: mowing, 12; pasture, 25; woodland, 50; suitable for cultivation, 20. Grass can be cut with a machine. House, 63x40, 12 rooms, fair repair. Barn, 45x40, in fair repair, with cellar. Stone wall and wooden fence. Very good water supply. Thirty-five apple trees. Railroad station, Whitinsville, 3 miles; post-office, East Douglas, 2 miles. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, John Challar, East Douglas, Mass.

Farm of 40 acres: mowing, 10; pasture, 5; woodland, 25; suitable for cultivation, 15. Most of the grass can be cut with a machine. House, 20x25; L, 12x20; 9 rooms; good repair. Barn, 20x22, in good repair. Stone wall and barbed-wire fence. Well at house and spring below house. Forty apple and some peach trees. Railroad station, East Douglas, 3½ miles; post-office, Manchaug, 2 miles. In one meadow there are 1½ acres of cranberry meadow which can be flowed. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Lewis Hopkins, Worcester, Mass.

Farm of 20 acres: mowing, 12; pasture, 6½; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 40x30; two-story L, 27x12; 8 rooms; fair repair. Barn, 40x34, fair repair. Stone wall in fair condition. Water supply from wells and aqueduct. Fifty to 75 apple trees, besides pear, peach, cherry and quince trees. Railroad station, Millbury, 3 miles; post-office, Sutton, ¼ mile. Price, $2,200; cash at sale, $1,000; interest on balance, 5 per cent. Address, George R. Newton, Grafton, Mass.

Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suit-

able for cultivation, 15. Grass can be cut with a machine. House, 45x35, 10 rooms, good repair. Barn, 43x33, in good repair, with cellar. Stone wall in good condition. Never-failing wells and springs. About 100 apple, 12 pear, 6 peach and 3 cherry trees. Railroad station, Millbury or Whitinsville, 5 miles; post-office, Sutton, 2 miles. Woodshed connected with house, 40x25. Hen-house and tool-house, 20x15. Carriage and grain house, 20x16. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, E. E. Kingsbury, Sutton, Mass.

Farm of 21 acres: mowing, 10; pasture, 10; woodland, 1; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, with L, 7 rooms, in fair repair. Barn, 33x36, with cellar. Stone wall and rail fence. Water at house and barn, and spring in pasture. Sixty-five apple, 1 plum and 4 pear trees. Railroad station, Saundersville, 1 mile; post-office, Saundersville, 1 mile. School and church near by. Price, $1,300; cash at sale, $650; interest on balance, 5 per cent. Address, Rowland G. Stockwell, Saundersville, Mass.

Sold, 1892.

Farm of 34 acres: mowing, 12; pasture, 12; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x40; L, 10x8; 7 rooms; very fair repair. Barn, 35x22, in very fair repair. Fences in very good condition. Two wells, one near the house. Twenty apple, pear and 2 peach trees. Railroad station, Whitinsville, 5 miles; post-office, Sutton, 2 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent semi-annually. Fifty dollars to be paid every year until it is all paid. Address, C. C. Amler, North Oxford, Mass.

* Farm of 40 acres: mowing, 14; pasture, 23; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. Two-story house; 1½ story L; 9 rooms; good repair. Barn, 26x45, in fair repair. Mostly fenced with stone wall. Never-failing water supply. Fifty apple, 8 cherry, 2 quince, 16 peach, 14 pear and 12 plum trees, besides plenty of grapes. Railroad station, Oxford, 4 miles; post-office and church, 1¼ miles. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, Mary E. Cook, West Sutton, Mass.

* Farm of 50 acres: mowing, 25; pasture, 25; wood sufficient for two fires; suitable for cultivation, 25. Grass can be cut with a machine. House, 28x28, 7 rooms, in fair repair. Barn, 36x42, in good repair, with cellar. Stone wall in fair condition. Never-failing well. Sixty apple, 6 pear and 1 cherry tree. Railroad station, Millbury, 5 miles; post-office, Sutton, ½ mile. Price,

* Not certified to.

$2,500; cash at sale, $500; interest on balance, 6 per cent. Address, S. J. Shaw, West Sutton, Mass.

Farm of 100 acres: mowing, 27; pasture, 23; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. House, 26x34; L, 14x18; 9 rooms; good repair. Barn, 40x60, with addition, 18x36; in good repair, with cellar. Fenced with stone walls, in fair condition. Two wells and cisterns at house and barn. Fifty apple and 50 pear trees. Railroad station, Millbury, Wilkinsonville, Whitins or East Douglas, each 5 miles distant; post-office, Sutton, 2¼ miles. There is a summer kitchen, wood-house, carriage-house and ice-house connected with the dwelling-house. Price, $3,500; cash at sale, 2,000; interest on balance; 6 per cent. Address, L. T. Gaskill, Bridgeton, N. J.

UPTON.

Farm of 40 acres: mowing, 15; pasture, 15; sprout land, 10; suitable for cultivation, 40. Grass can be cut with a machine. House, 20x30; L, 12x20; 7 rooms; good repair. Barn, 35x40, very fair repair, with cellar. Stone wall. Good well and spring. Several apple trees and some pears and grapes. Railroad station, Westborough, 3½ miles; post-office, Westborough, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 6 per cent. Address, Eveline M. Rice, Northborough, Mass.

*Farm of 150 acres: mowing, 50; pasture, 40; a large tract of wood and sprout land; suitable for cultivation, 100. Grass can all be cut with a machine except a few acres of meadow. Large square house with L, 13 rooms, very fair repair. Barn, 60x60, in quite good repair, with cellar. Stone wall and wood fence in medium condition. Running water at barn and pump at house. Two hundred apple, 60 peach, 6 quince and 15 pear trees. Railroad station, Upton, 2 miles; post-office, Upton, 2 miles. Pastures have never-failing springs. There is a carriage-house with 3 compartments and a hen-house. Price, $2,500; cash at sale, $800; interest on balance, 5 per cent. Address, Susan H. Rockwood, Upton, Mass.

Sold, 1891.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 40; suitable for cultivation, 30 or 40. House, 30x40, 6 rooms, fair repair. No barn, but barn cellar. Mostly fenced with stone wall in good condition. Good water at the house and at the barn site. Sixty to 70 apple trees, and some pear, quince and cherry trees and grape vines. Railroad station, Upton, 2½ miles; post-office, Upton, 2½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, William F. Whitney, Upton, Mass.

* Sold.

Farm of 220 acres: mowing, 100; pasture, 80; woodland, 40; suitable for cultivation, 12 to 15 out of the pasture. Grass can be cut with a machine. House, 36x24; L, 24x16; 10 large rooms; good repair. Barn, 32x36; in good repair. Fenced with stone walls, in good condition. Good water supply. Two hundred apple and 15 other fruit trees. Wood-house, 16x30; carriage-house, 16x20; cider-mill, 15x30. Railroad station, West Upton, 1 mile; post-office, West Upton, 1 mile. Price, $5,600; cash at sale, $2,000; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 112 acres: mowing, 40; pasture, 32; woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 32x32; L, 18½x18½; 10 rooms; in good repair; newly clapboarded and painted. Barn, 60x40, in good repair, with cemented cellar. Good double stone wall. Good water at barn and house. One hundred and fifty apple and 15 other fruit trees. Railroad station, Upton or West Upton, 2½ miles; post-office, Upton or West Upton, 2½ miles. Two-story shed, 32x24; open wagon-shed, 12x24; carriage-house connected with barn, 24x16; corn-crib, 24x12. Price, $3,600; cash at sale, $1,500; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 35; suitable for cultivation, 27. Grass can be cut with a machine. Two-story house, 26x37; L; shop, 12x14; 12 rooms; good repair. Barn, 30x60, in good repair, with cellar. Fences in fair condition. Never-failing wells. Forty apple, and some peach and cherry trees. There is also a cranberry meadow, and grape vines in abundance. Railroad station, Westborough, or Upton, 3 miles; post-office, Westborough or Upton, 3 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. Mary B. Partridge, West Upton, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 40. Grass can be cut with a machine. No buildings, but a barn cellar. Wooden fences in good condition. Good water supply. A good many apple trees and plenty of grapes. Considerable good stone wall. Railroad station, Upton, 3 miles; post-office, Upton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Rowena C. Chapin, Westborough, Mass.

Uxbridge.

Farm of 62 acres: mowing, 25; pasture, 15; woodland, 15; suitable for cultivation, 35. Most of the grass can be cut with a machine. House, 20x30; L, 10x20; 10 rooms; fair repair.

Barn, 25x35, in fair repair, with cellar. Fences in fair condition. Good water supply. Twenty apple and 5 other fruit trees. Railroad station, Ironstone, 1 mile; post-office, Millville or Uxbridge, 4 miles. Price, $850: cash at sale, $350; interest on balance, 5 per cent. Address, Dennis Daley, Uxbridge, Mass.

Farm of 40 acres: mowing, 10½; pasture, 5 to 10; 5 to 6 acres heavy wood and timber, 15 acres scattering wood; suitable for cultivation, 15. Grass cannot be cut with a machine. House, 35x25, 6 rooms, fair repair. Barn, 30x12, in fair repair, with cellar. Stone wall and rail fence not in very good condition. Well and brook near house. Five apple trees. Railroad station, Uxbridge, 1¼ miles; post-office, Uxbridge, 1¼ miles. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Gustavus B. Williams, Milford, Mass.

Sold, 1892.

Farm of 70 acres: mowing, 30; pasture, 30; woodland, 10; suitable for cultivation, 50. Twenty acres of the grass can be cut with a machine. House, 50x30; L, 50x18; 25 rooms; fair repair. Barn, 30x50, in fair repair, with cellar. Shed, 15x25; hen-house, 15x25. Stone wall in good condition. Good well. One hundred apple and 6 pear trees. Railroad station, East Douglas, 1½ miles; post-office, East Douglas, 1 mile. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Jerry A. Dunlavey, North Uxbridge, Mass.

Farm of 80 acres: mowing, 12; pasture, 8; woodland, 60; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x20, 3 rooms, in good repair. No barn. Stone wall in good condition. A well and two never-failing springs. Ten apple trees. Railroad station, Uxbridge, 1½ miles; post-office, Uxbridge, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Frank H. Wood, Mendon, Mass.

Withdrawn, 1892.

ADDENDA.

BERKSHIRE COUNTY.

Becket.

Farm of 220 acres: mowing, 30; pasture, 80; woodland, 75; suitable for cultivation, 25. Grass cannot be cut with a machine. Sugar bush, 600 trees. House, 30x40, 8 rooms, poor repair. Barn, 26x40, poor repair. Stone wall and brush fence in poor condition. Good water supply. Fifty apple and 15 other fruit trees. Railroad station, Middlefield, 2 miles; Chester, 4 miles; post-office, Bancroft, 2 miles, Chester, 4 miles. Two trout brooks running through the farm, and lake of about sixty acres, half of it in the limits of the farm. Price, $1,000, all in cash. Address, E. B. Turner, Becket Centre, Mass.

Sandisfield.

Farm of 150 acres: mowing, 10; pasture, 80; wood and sprout land, 60; suitable for cultivation, 15. Part of the grass can be cut with a machine. Small house, 5 rooms, in poor repair. Two small barns, in poor repair. Fences not in very good condition. Natural spring and small fish pond. Twenty apple trees. Railroad station, Winsted, Conn., 10 miles; post-office, Colebrook River, Conn., 2 miles. Price, $450; cash at sale, $225; interest on balance, 6 per cent. Address, Henry M. Wilcox, New Boston, Mass.

DUKES COUNTY.

Chilmark.

Farm of 253 acres: mowing, 20; pasture, 221; woodland, 12; suitable for cultivation, 59. Fourteen acres of grass can be cut with a machine. House, 24x27; L, 12x18; 12 rooms; fair repair. Barn, 27x40, in fair repair, with cellar. Mostly fenced with stone wall. Brooks and springs. Thirty apple and 5 pear trees. Ten miles from steamboat; post-office, Chilmark, ½ mile. Price, $7,000, all in cash. Good boating and bathing facilities. Some fish and game privileges. Address, Herman V. Mayhew, West Tisbury, Mass.

FRANKLIN COUNTY.

Northfield.

Farm of 200 acres: mowing, 50; pasture, 100; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x35, 7 rooms, in good repair. Barn, 40x60; horse barn, 15x25; both in good repair. Mostly fenced with stone wall in good condition. Running water at house and barn. One hundred and twenty-five apple, 24 pear and some peach trees and grape vines. Railroad station, Northfield, 3 miles; post-office, Northfield, 3 miles. Ten acres of nice pine timber ready for market. Price, $1,600, all in cash. Address, Otis T. Greenleaf, Northfield, Mass.

HAMPDEN COUNTY.

Granville.

Farm of 70 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 20 to 30. Grass can be cut with a machine. One and one-half story house, with L, 8 rooms, good repair. Barn, 30x48, with cellar; barn, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Three wells and springs in pasture. Good-sized apple orchard and a number of pear, peach and plum trees. Railroad station, Westfield, 8 miles; post-office, Granville, 1 mile. Near schools and churches. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Henry W. Tryon, 528 East Main Street, Meriden, Conn.

Sold, 1892.

Montgomery.

* Farm of 60 acres: mowing, 12; pasture, 25; woodland, 23, suitable for cultivation, 5. Grass can be cut with a machine. Two and one-half story house, 36x26; L, 40x30; 11 rooms; good repair. Barn, 38x26, fair repair. Rail fence in need of some repairs. Two good wells. Thirty-six apple, 36 pear trees, a plum orchard and peaches, grapes and crab-apples. Railroad station, Fairfield, 1 mile; post-office, Fairfield, 1 mile. Price, $1,200, all in cash. Address, Mrs. Mary E. Chandler, Box 975, Westfield, Mass.

Tolland.

Farm of 210 acres: mowing, 35; pasture, 75; woodland, 100; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 600 trees. House, 26x36; L, 16x24; 13 rooms; very good repair. Barn, 24x34; barn, 30x40, and horse barn. The horse barn is in fair repair; one of the other barns is

* Not certified to.

old, but the other is in good repair. Stone wall and pole fence. Well at house and several springs on farm. One hundred apple and a few pear and cherry trees. Railroad station, Winsted, Conn., 13 miles; post-office, Tolland, ½ mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School near by and church ½ mile distant. Address, E. D. Larkin, Tolland, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 87½ acres: mowing, 8; pasture, 64; woodland, 15; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x30; L, 14x16; 10 rooms; good repair. Barn, 36x40, in good repair. Stone wall and rail fence in good condition. Wells and springs. Twenty-five apple and 20 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5½ per cent. Address, F. L. Stebbins, Belchertown, Mass.

Plainfield.

* Farm of 100 acres: suitably divided into mowing, pasturage and tillage. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. Two-story brick house, 42x30; L, 50x18, including wood and wagon shed; 6 rooms; good repair. Barn, 40x30, in good repair, with cellar. Shed, 30x22. Stone wall in good condition. Running water at house and barn. Two hundred apple trees. Land slopes south and east. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1 mile. One-half mile from school. Price, $1,200, all in cash. Address, L. A. White, Plainfield, Mass.

Sold 1892.

MIDDLESEX COUNTY.

Ashby.

Farm of 109 acres: mowing, 25; pasture, 30; woodland, 54; suitable for cultivation, 15. Grass can be cut with a machine. Large two-story house; L, 44x24; 14 rooms; in need of some repairs. Barn, 64x38, in need of some repairs. Stone walls. Two good wells. Fifty apple, 1 pear and 6 cherry trees. Railroad station, West Townsend, 5 miles; post-office, Ashby, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Horatio P. Wheeler, Coldbrook Springs, Mass.

Sold 1892.

Farm of 100 acres: mowing, 34; pasture, 23; woodland, 43. Grass can be cut with a machine. Cottage of 6 rooms in fair

* Not certified to.

repair. Barn, 40x30, in good repair, with cellar. Stone wall. Good water supply. Three hundred apple and 40 other fruit trees. Railroad station, West Townsend, 2½ miles; post-office, West Townsend, 2 miles. Price, $3,300; cash at sale, $1,300; interest on balance, 6 per cent. Address, B. V. Day, West Townsend, Mass.

PLYMOUTH COUNTY.

Middleborough.

Farm of 10 acres: mowing, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 22x26; L, 14x20, with porch, 12x30; 10 rooms; in good repair. Rail fences in good condition. Two wells and a spring brook. Twenty-one apple and several quince, pear, peach and plum trees. Railroad station, Rock, 2 miles; post-office, Rock, 2 miles. Besides the buildings mentioned there are 3 henneries, 4 carriage-sheds and a work-shop. The land is level and free from stones and in a high state of cultivation. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There are 60 acres of pasture and woodland near by that can go with this place for $1,000 extra. Address, Winslow Pratt, Middleborough, Mass.

WORCESTER COUNTY.

New Braintree.

Farm of 125 acres: mowing, 60; pasture, 50; woodland, 10; suitable for cultivation, 5. Grass can be cut with a machine. House, 50x50; L, 16x20; 10 rooms; poor repair. No barn. Stone wall, rail and barbed-wire fences. Two springs and a brook. Sixty apple and 3 pear trees. Railroad station, North Brookfield, 4 miles; post-office, New Braintree, 1 mile. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Edgar E. Fay, Worcester, Mass.

Sold. 1892.

Royalston.

Farm of 133½ acres: mowing, 25; pasture, 50; woodland, 55; suitable for cultivation, 35. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House, 36x36; L, 16x20; 12 rooms; fair repair. Barn, 30x50, in poor repair. Three-fourths fenced with stone wall, rest rail and brush fence. Three good wells. Thirty-five apple trees and a few small peach trees and grape vines. Railroad station, Athol, 8½ miles; post-office, Richmond, N. H., 3½ miles. School, 60 rods. Price, $1,000, all in cash. Address, Chauncey Kellogg, Athol, Mass.

ADDENDA TO THIRD EDITION.

BERKSHIRE COUNTY.

Becket.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Thirty acres of grass can be cut with a machine. One and one-half story house, 16x20, 6 rooms, fair repair. Barn, 30x40, fair repair. Stone wall and fence in fair condition. Good water supply. Seventy-five apple trees of bearing age and numerous small ones. Railroad station, Becket, 3½ miles; post-office, Becket, 3½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Will sell tools and crop. Address, Thomas Killian, Becket, Mass.

Hinsdale.

Farm of 279 acres: mowing, 100; pasture, 100; woodland, 79; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, 40x28; L, 56x24; 16 rooms; good repair. Two barns, 28x38 and 43x18, good repair, sheds attached. Rail fence and stone wall in good condition. Running water at house, springs at barn. One hundred apple and 9 other fruit trees. Railroad station, Hinsdale, 1 mile; post-office, Hinsdale, 1 mile. Price, $5,000. House is of stone. Farm well adapted for dairying. Address, Mrs. L. R. Russell, Hinsdale, Mass.

Monterey.

Farm of 130 acres: mowing, 50; pasture, 50; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x28; L, 12x20; 9 rooms; not in very good repair. Two barns, 30x40, barn cellar, fair repair. Fences in poor condition. Water from springs. Forty apple trees. Railroad station, Great Barrington, 8 miles; post-office, Monterey, 2 miles. Price, $1,300; cash at sale, $800; interest on balance, 6 per cent. Good

dairy farm, creamery, 2 miles. Address, M. S. Bidwell, Monterey, Mass.

Farm of 75 acres: mowing, 30; pasture, 35; woodland, 10; suitable for cultivation, 20. Part of the grass can be cut with a machine. Old house, of no value. No barn. Rail fences and stone walls in poor condition. Twenty apple trees. Railroad station, South Lee, 7 miles; post-office, Monterey, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. High, beautiful situation, no good road to it, one-half mile from any house. Address, M. S. Bidwell, Monterey, Mass.

Farm of 125 acres; mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 20. Part of the grass can be cut with a machine. No house or barn. Fences in poor condition. Excellent spring. Ten apple trees. Railroad station, South Lee, 6 miles; post-office, Monterey, 3 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Situated on main road. Address, M. S. Bidwell, Monterey, Mass.

Farm of 145 acres: mowing, 40; pasture, 80; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 20x30; L, 10x12; 8 rooms, good repair. Barn, 20x30; barn, 28x36; cellar under one; good repair. Fences in good condition. Well, spring and stream of running water. Forty apple trees. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1 mile. Price, $1,750; cash at sale, $1,000; interest on balance, 6 per cent. Farm now occupied by tenant, has a dairy of eight cows, 2 horses and some young cattle. Address, M. S. Bidwell, Monterey, Mass.

Farm of 85 acres: mowing, 40; pasture, 25; woodland, 20; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 30x40, 8 rooms, poor repair. Barn, 28x38, barn cellar, fair repair. Stone wall and rail fence in fair condition. Springs. Twenty apple trees. Railroad station, South Lee, 6 miles; post-office, Monterey, 3 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Has quantities of blueberries on and adjacent to it. Address, M. S. Bidwell, Monterey, Mass.

Otis.

* Farm of 150 acres: mowing, 30; pasture, 40; woodland, 65; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 24x30; L, 16x30; 6 rooms; not very good repair. Two barns, each 26x36, comfortable repair. Mostly pole fence in very good condition. Good well.

* Not certified to.

Thirty-five apple trees. Railroad station, Russell, 14 miles; post-office, Otis, 5 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent. There is timber enough, mostly pine, on the farm to pay for the place. Address, Marshall Miller, Tolland, Mass.

Sandisfield.

Farm of 55 acres: mowing, 8; pasture, 14; woodland, 18; suitable for cultivation, 8; unimproved, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House of 5 rooms, not very good repair. Barn in very good repair and large enough for horse, 5 cows, 10 tons of hay. Fences not in very good condition. Good well. Twenty-five apple trees, grape vines and currant bushes. Railroad stations, Naugatuck, Winsted and Housatonic, each 12 miles; post-office, South Sandisfield, 1 mile. Price, $300, all in cash. Address, Daniel Meagher, South Sandisfield, Mass.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 300 trees. House, 36x28; L, 32x22; 15 rooms; good repair. Barn, 30x40; good repair. Stone wall in good condition. Eight good springs. Fifty apple, 7 plum and 2 cherry trees. Railroad station, West Norfolk, Ct., 8 miles; post-office, Sandisfield Centre, 1½ miles. Price not given. Woodland covered with hard wood, pine and hemlock timber. Address, John H. Whitney, Sandisfield Centre, Mass.

Savoy.

Farm of 120 acres: mowing, 25; pasture, 75; woodland, 20; suitable for cultivation, 25. Most of the grass can be cut with a machine. Sugar bush, 35 trees. House, 24x30, 7 rooms, poor repair. Woodhouse attached, 14x20. Barn, 24x30, barn cellar, fair repair. Stone wall. Running water. Fifteen apple trees. Railroad stations, Adams and Cheshire, each 4½ miles; post-office, Savoy, 2 miles. Price, $600; cash at sale, $400; interest on balance, 5 per cent. Address, Henry J. Bliss, Adams, Mass.

Farm of 100 acres: mowing, 12; pasture, 20; woodland, 70, 2,000 cords of standing wood; suitable for cultivation, 12. Grass cannot be cut with a machine. Sugar bush of many trees. Forty thousand feet of spruce, hemlock and soft lumber. One-story house, 32x20, 7 rooms, poor repair. Barn, 26x36, good repair. Rail and brush fence. Running water from unfailing spring. Thirty apple trees. Railroad station, Adams, 4½ miles; post-office, Savoy Centre, 2 miles. Price, $1,000; cash at sale, $700; interest on balance, 5 per cent. Address, Henry J. Bliss, Adams, Mass.

Windsor.

Farm of 130 acres: mowing, 35; pasture, 55; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 200 trees. House, 34x24; L, 16x14; 13 rooms; good repair. Barn, 52x30, barn cellar, good repair. Stone wall and wire fence. Well at house, spring at barn, river through pasture. Three hundred apple trees. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 2 miles. Price, $800; cash at sale, $550; interest on balance, 6 per cent. A large wood lot on the north and west of house, row of maples leading to house beside the road, large pine and beech in front of house. Out-buildings in good repair. Address, Charles F. Mason, West Cummington, Mass.

Farm of 160 acres: mowing, 60; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 120 trees. House, 24x30; L, 14x24; 9 rooms; fair repair. Two barns, 30x40, cellar under one, very fair repair. Mostly fenced with stone wall. Running water at barns, well at house. Seventy-five apple trees. Railroad stations, Dalton and Hinsdale, 8 miles each; post-office, Windsor, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 4 per cent. Address, Wm. P. Francis, Hinsdale, Mass.

BRISTOL COUNTY.

Attleborough.

Farm of 50 acres: mowing, 8; and 6 acres of swale in pasture; pasture, 36; woodland, 6; suitable for cultivation, 44. Grass can be cut with a machine. No house or barn. Stone wall and barbed-wire fence in good condition. Good water supply. Twenty apple trees. Railroad station, Chartley, 1½ miles; post-office, Chartley, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. There is pine timber enough on it to build a house, and several acres of market wood. There is a four-tenement house across the road from this farm where one could get a tenement cheap. Address, Diana L. B. Perry, Attleborough, Mass.

Rehoboth.

Farm of 60 acres: mowing, 5; pasture and woodland, 45; suitable for cultivation, 10. Grass cannot be cut with a machine. No house or barn. Stone wall in good condition. Good water supply. Fifteen apple trees. Railroad station, Chartley, 4 miles;

post-office, North Rehoboth, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. There are a number of acres of cedar on it, some of which is large enough for shingles, and a hundred cords of wood suitable for market. The pasture is very sweet feed. Address, Diana L. B. Perry, Attleborough, Mass.

FRANKLIN COUNTY.

Bernardston.

Farm of 70 acres: mowing, 18; pasture, 40; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Sugar bush, 20 trees. House, 30x40, 4 rooms, fair repair. Two barns, one 30x40, one 24x30, fair repair. Rail, stone and wire fences in good condition. Good running water at house and barn. Fifty apple and some peach and plum trees. Railroad station, Bernardston, 2 miles; post-office, Bernardston, 2 miles. Price, $1,100; cash at sale, $600; interest on balance, 6 per cent. Within 2 miles of churches, free library, schools and high school. Address, M. B. Davenport, Bernardston, Mass.

Colrain.

* Farm of 125 acres: mowing, 10; pasture, 25; woodland, 90; suitable for cultivation, 10. Grass can be cut with a machine. Sugar bush, 150 trees. House, 21x45, 3 rooms, poor repair. Barn, 40x60, poor repair. Rail and brush fence and stone wall. Good water supply. Forty apple trees. Railroad station, Shelburne Falls, 4 miles; post-office, Shattuckville, 2 miles. Price, $600; cash at sale, $300; interest on balance, 4½ per cent. School, 1½ miles. Address, R. F. Davenport, Shattuckville, Mass.

Orange.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 25. Nearly all the grass can be cut with a machine. Two-story house, 30x36; L, 18x40; 8 rooms; fair repair. Barn, 60x30, barn cellar, fair repair. Stone wall and rail fence. Two good wells. Fifty apple trees. Railroad station, Orange, 2 miles; post-office, Orange, 2 miles. Price, $1,200; cash at sale, $200; interest on balance, 6 per cent. Two miles from stores and churches. Trout brook running through farm. Address, James M. Lee, Athol Centre, Mass.

* Not certified to.

Rowe.

Farm of 185 acres: mowing, 60; pasture, 75; woodland, 50; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 900 trees. House, 24x30; L, 16x30; 8 rooms; good repair inside, wants clapboarding. Barn, 30x40; L, 20x30; barn cellar; good repair. Stone wall and wire fence in good condition. Running water at house and barn. Numerous apple trees, a few good pear and peach trees. Railroad station, Zoar, 5 miles; post-office, Rowe, 1½ miles. Price, $1,500, all in cash. Farm somewhat broken and stony, but warm and well sheltered. Good roads. Address, C. B. Newell, Rowe, Mass.

Farm of 160 acres: mowing, 30; pasture, 100; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 400 trees. House, 24x36; L, 18x24; 7 rooms; comfortable repair. Barn, 30x40; L, 16x24; comfortable repair. Mostly fenced with stone wall. Running water at house and barn. Two hundred apple and 12 other fruit trees. Railroad station, 1 mile; post-office, Monroe Bridge, 1 mile. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Crosby A. Perry, Monroe Bridge, Mass.

HAMPDEN COUNTY.

Chester.

* Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 15. Part of the grass can be cut with a machine. Sugar bush, 200 trees. Old house in fair repair. Large barn, barn cellar, good repair. Mostly fenced with stone wall. Running water at house and barn. Young grafted apple trees and plenty of other fruit trees. Railroad station, Huntington, 4½ miles; post-office, Littleville, ½ mile. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Holland.

Farm of 105 acres: mowing, 46; pasture, 47; woodland, 12; suitable for cultivation, 30. Grass can be cut with a machine. House, 28x38; L, 16x18; 10 rooms; good repair. Barn, 60x38, barn cellar, good repair. Carriage house, hog house, hen house, ice house, etc. Stone wall and rail fence in fair condition. Good running water at house and barn. Ninety apple, 6 pear, 17 plum,

* Not certified to.

4 peach trees, currant bushes and grape vines. Young apple orchard in addition. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $1,600; cash at sale, $600; interest on balance, 5 per cent. Land is level and free from stone. Good trout brook on farm. Only ¼ mile from church, school and town hall. Address, Mary J. Blodgett, Fiskdale, Mass.

Tolland.

Farm of 125 acres: mowing, 25; woodland, 50; pasture, 50; suitable for cultivation, 25. Half of the grass can be cut with a machine. Sugar bush, 408 trees. House, 20x28, 4 rooms, poor repair. Barn, 28x35, poor repair. Stone wall and pole fence in good condition. Well. Fifty apple trees. Railroad station, Chester and Becket, each 14 miles; post-office, Tolland, 3 miles. Price, $400; cash at sale, $100; interest on balance, 6 per cent. Address, C. N. Marshall, Tolland, Mass.

* Farm of 160 acres; mowing, 30; pasture, 40; woodland, 60; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 800 trees. House, 26x30, 7 rooms, comfortable repair. Barn, 26x30, very good repair. Shed, 16x20. Stone wall and board fence. Good well. Twenty-five apple trees. Railroad station, Winsted, Ct., 12 miles; post-office, Tolland, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Wales.

Farm of 100 acres: mowing, 35; pasture, 40; woodland, 30; suitable for cultivation, 30. All but 4 or 5 acres of the grass can be cut with a machine. Small, unfinished cottage, planned for 5 rooms and basement. Barn, 30x40; barn, 26x36; both in good repair. Stone wall and rail fence, part in good condition, part in poor. Six wells of first-class water. One hundred apple and a few plum and pear trees. Railroad station, Monson, 6 miles; post-office, Wales, ⅓ mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Two ice houses. Place on shore of lake. Two brooks, never dry. House can be put in living shape for $200. Large house sold with place if desired for $1,400. Address, Rev. Harlan P. Smith, Waltham, Mass.

Farm of 20 acres: mowing, 10; pasture and woodland, 10; suitable for cultivation, 10 or 12. Grass can be cut with a machine. Story and a half house, 8 rooms, good repair. Barn, 40x50, barn cellar, needs some repairs. Rail fence and stone wall in fair condi-

* Not certified to.

tion. Good well and running brook. Thirty apple, 3 quince, 4 cherry and 1 crab-apple tree and grape vines. Railroad station, Monson, 6 miles; post-office, Wales, ¼ mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Can sell more land with place if desired. Place situated on beautiful lake. School and town house in sight. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 86 acres: mowing, 40; pasture, 46; woodland, 10; suitable for cultivation, 40. Grass can be cut with a machine. One-story house, 24x24; L, one story, 24x15; 7 rooms; good repair. Barn, 24x36; barn, 15x30; barn cellars; comfortable repair. Wagon house, 12x15, with cellar. Stone wall in good condition. Well at house and barn. Twenty-five apple and a few plum trees. Railroad station, West Ware, 10 rods; post-office, Belchertown, 4 miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Swift River 8 rods from house and large paper mill on the other bank. Church, ½ mile distant. Address, Otis E. Shaw, Windsor, Mass.

MIDDLESEX COUNTY.

Holliston.

Farm of 4 acres: suitable for cultivation, 2. House, 28x38, 8 rooms, good repair, bath room, attic and basement. Barn, 20x28, barn cellar, good repair. Wire fences. Well with wind engine. Three apple trees and about 40 other fruit trees. Railroad station, East Holliston, 2 minutes' walk; post-office, East Holliston, 2 minutes' walk. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Good poultry farm with the best of drainage. Address, Mrs. F. E. Dyer, East Holliston, Mass.

Tewksbury.

Farm of 200 acres: mowing, 30; pasture, 30; woodland, 140; suitable for cultivation, 30. Grass can be cut with a machine. House, 32x20; L, 30x16; 11 rooms; good repair. Barn, 56x50, barn cellar, good repair. Stone walls, wire and wood fences in fair condition. Three wells, 1 cistern and 2 brooks. Fifty apple trees. Railroad station, East Billerica, 1 mile; post-office, East Billerica, 1 mile. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Z. P. Foster, Tewksbury, Mass.

NORFOLK COUNTY.

Bellingham.

Farm of 73 acres: mowing, 30; pasture, 25; woodland, 18; suitable for cultivation, 40. Grass can be cut with a machine. House, two story, 28x34; L, 14x28, one and one-half story; L, 14x28, one and one-half story; 20 rooms; good repair. House, one and one-half story, 24x32; L, one and one-half story, 14x16; 8 rooms; good repair. House, one and one-half story, 30x30; L, one story, 14x14; 10 rooms; good repair. House, one and one-half story, 22x30; 7 rooms; good repair. Barn, 40x60, barn cellar, good repair. Stone walls and wood fences in good condition. Wells at all houses, and running water in first two houses and barn. Sixty apple, 6 pear and 12 plum trees. Railroad station, S. Bellingham, 1½ miles; post-office, S. Bellingham, 1½ miles, Woonsocket, R. I., 2 miles. Price, $7,000; cash at sale, $5,000; interest on balance, 6 per cent. Handsome shade trees, good roads and low taxes. Address, Edwin C. Wilcox, 29 Milk St., Boston, Mass.

Millis.

Farm of 8⅞ acres: mowing, 6; pasture, 2½; suitable for cultivation, 7. Grass can be cut with a machine. House, 23½x30; L, 14x24; 8 rooms; good repair. Barn, 20x24, good repair. Stone wall in fair condition. Good water supply from well and spring. Thirty apple, 1 pear and 2 cherry trees. Railroad station, East Millis, ⅛ mile, Millis, ⅓ mile; post-office, Millis, ⅓ mile; ⅓ mile from church and store. Price, $3,700; cash at sale, $1,000; interest on balance, 6 per cent., semi-annual. Elm shade trees, grape vines, currants and gooseberries. Situated on main road within from 40 to 70 rods of large manufacturing establishments, sheet iron, copper, tin, boots and shoes, lead and brass works. About 700 men employed. Five trains a day each way. Sixty good building lots of from 10,000 to 12,000 feet each on the farm. Place building up rapidly. Address, H. M. Bullock & Co., 325 Washington St., Boston, Mass., or S. G. Burton, 125 6th Avenue, Brooklyn, N. Y.

WORCESTER COUNTY.

Ashburnham.

Farm of 2 acres: mowing, 1; sprout land, 1; suitable for cultivation, 1. Grass can be cut with a machine. One and one-half story house, 24x45; one-story L, 11x14; 8 rooms; good repair.

Barn, 25x60, barn cellar, good repair. Store house and shed, 18x36. Stone wall in fair condition. Good wells. Eighteen apple and 5 other fruit trees. Railroad stations, Ashburnham and North Ashburnham, 3½ miles; post-offices, Ashburnham and North Ashburnham, 3½ miles. Price, $750; cash at sale, $250, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Barre.

Farm of 100 acres: mowing, 18; pasture, 30; woodland, 40; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 100 trees. No house. Barn, 30x50; barn cellar; good repair. Wire fence and stone wall. Never-failing well. Plenty of apple and several pear trees. Railroad station, Williamsville, 2 miles; post-office, Barre, 2½ miles; Williamsville, 2 miles. Price, $1,200; cash at sale, $700; interest on balance, 6 per cent. Address, E. W. Bates, Barre, Mass.

Lancaster.

Farm of 52 acres: mowing, 12; pasture, 20; woodland, 12; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 18x30; L, 14x30; 14 rooms; very good repair. Two barns, 26x38 and 26x40; barn cellars; one in good the other in poor repair; silo in one. Wire fence in good and rail fence in poor condition. Wells at house and one barn, and brook. Twelve apple, 1 pear and 2 plum trees. Railroad station, Still River, 1 mile; post-office, Still River Village, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Five or six acres of muck land which can be made very valuable by draining. Creamery ½ mile and school 1 mile. Address, E. W. Carr, Lancaster, Mass.

Mendon.

Farm of 11 acres: mowing, 10½; suitable for cultivation, 10½. Grass can be cut with a machine. House, 42x36; L, 25x15; 12 rooms; excellent repair. Barn, 28x24, barn cellar, good repair. Barn, 20x20, good repair. Carriage house, 25x14. Stone walls and wire fence in good condition. Cistern in house, well outside, pump in barn. About 50 apple and 10 other fruit trees. Railroad station, Hopedale, 1½ miles; post-office, Mendon, ⅙ mile. Price, $4,100; cash at sale, $1,500; interest on balance, 5 per cent. Modern improvements, steam heat, etc., in house. Beautiful shade

trees, lawns and shrubbery about the house. Has been used as a gentleman's residence, and everything is in good repair. Seventeen acres of woodland 1 mile away can go with place if wanted, at $600. Address, Gustavus B. Williams, Milford, Mass.

Farm of 36 acres: mowing, 17; pasture, 13; woodland, 5½; suitable for cultivation, 19. Grass can be cut with a machine. House, 22x30, 7 rooms, fair repair. Porch with woodhouse attached. Barn, 30x50, quite good repair. Stone walls need some repairs. Two wells and springs. Fourteen apple, 13 pear and 2 plum trees. Railroad station, Hopedale, 3½ miles; post-office, Mendon, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. One-half acre of cranberry meadow. Fine blueberry patch in pasture. Address, Mrs. H. E. Williams, Mendon, Mass.

Paxton.

Farm of 240 acres: mowing, 70; pasture, 130; woodland, 40; suitable for cultivation, 100. Grass can be cut with a machine. House, 42x20; L, 42x30; 10 rooms; good repair. Barn, 50x100, barn cellar, good repair, slated roof. Stone wall, rail and wire fence in fair condition. Four wells and running water at house and barn. One hundred apple and 60 pear trees, and 200 Concord grape vines. Railroad station, West Rutland, 2½ miles; post-office, Paxton, 2½ miles. Price, $8,000; cash at sale, $2,500; interest on balance, 6 per cent. Silo to hold 600 tons. Hen house for 150 hens. Farm will cut 100 tons of timothy hay. Address, I. N. Keyes, Worcester, Mass.

Phillipston.

* Farm of 45 acres: mowing, 5; pasture, 28; woodland, 12; suitable for cultivation, 7. Three-fourths of the grass can be cut with a machine. House, 24x32; L, 14x24; 9 rooms; good repair. Barn, 28x32, good repair. Stone walls. Well at house. Thirty apple, 7 pear, 3 peach trees and 10 grape vines. Railroad station, South Royalston, 2 miles; post-office, South Royalston, 2 miles. Price, $550; cash at sale, $75; interest on balance, 5 per cent. Address, C. S. Petteplace, South Royalston.

Farm of 90 acres: mowing, 22; pasture, 50; woodland, 18; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 30 trees. House, 28x36; L, 16x20; 10 rooms; fair repair. Barn, 30x75, fair repair. Stone wall, wire and wood

* Not certified to.

fence. Good water supply. Seventy-five apple and some pear trees and grape vines. Railroad station, Athol, 6 miles; post-office, Phillipston, 1½ miles. Price, exclusive of pine timber, $1,300; cash at sale, $600; interest on balance, 5 per cent. Fine shade trees around house. Address, Philastus Powers, Phillipston, Mass.

Rutland.

Farm of 200 acres: mowing, 45; pasture, 140; woodland, 15; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x30; L, 17x40; 12 rooms; good repair. Barn, 36x70, barn cellar, fair repair. Stone wall, rail and wire fences in good condition. Three wells and running water at house and barn. Fifty apple, 20 peach and some plum and pear trees. Railroad station, Rutland, 2½ miles; post-office, Rutland, 2 miles. Price, $6,000; cash at sale, $2,000; interest on balance, 6 per cent. Silo to hold 400 tons. Hen house for 450 hens. Address, I. N. Keyes, Worcester, Mass.

Spencer.

Farm of 30 acres: mowing, 10; pasture, 7; woodland, 13; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x40; L, 10x16; 5 rooms; very good repair. Barn, 24x40, good repair. Stone wall in good condition. Good well. Forty-five apple, 1 plum, 3 peach, 10 pear and 1 crab-apple tree. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot, 2½ miles. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Woodland covered with good wood and lumber. An early vegetable farm. Address, B. C. Dustin, 22½ Trumbull St., Worcester, Mass.

Sturbridge.

Farm of 111 acres: mowing, 15; pasture, 45; woodland, 46; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 30x41; L, 12x31; 9 rooms; comfortable repair. Barn, 31x63, barn cellar, very good repair. Shed and hennery, 12x42. Stone walls in fair condition. Wells at house and barn, springs and brook in pastures. Seventy-five apple, 4 peach and 3 pear trees. Railroad station, Charlton Depot, 3 miles; post-office, Charlton Depot, 3 miles. Price, $1,800; cash at sale, $1,000; interest on balance, 5 per cent. Address, Olen McNoll, Charlton Depot, Mass.

UPTON.

Farm of 25 acres: mowing, 10; pasture, 5; young woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house, 20x30; 5 rooms; fair repair. Barn, 30x36, barn cellar, very good repair. Woodhouse, 10x15. Stone wall in very good condition. Good well. Twenty apple and 10 other fruit trees. Railroad stations, Westborough and Upton, 3½ miles; post-offices, Westborough and Upton, 3½ miles. Price, $700; cash at sale, $200; interest on balance, 6 per cent. Address, Francis D. Cobb, 158 Tremont St., Boston, Mass.

Commonwealth of Massachusetts.

DESCRIPTIVE CATALOGUE

OF

FARMS IN MASSACHUSETTS,

ABANDONED OR PARTIALLY ABANDONED.

(Issued under the provisions of Chapter 280 of the Acts of 1891.)

BY

WILLIAM R. SESSIONS,
Secretary of the State Board of Agriculture.

FOURTH EDITION.

November, 1893.

BOSTON:
WRIGHT & POTTER PRINTING CO., STATE PRINTERS,
18 Post Office Square.
1893.

Commonwealth of Massachusetts.

Office State Board of Agriculture,
Boston, Mass., Nov. 17, 1893.

The act authorizing the State Board of Agriculture to collect and circulate information relating to abandoned farms was approved May 4, 1891.

A summary of the work of this office to date shows the following results: Number of abandoned or partially abandoned farms reported to this office, 998; number of owners or agents making reply to our inquiries, 678; number of descriptions of property received, 400; number of owners or agents not desiring to advertise in catalogue, 98; number of owners or agents reporting farm sold in reply to our request for description, 42; number of owners or agents reporting assessors or others to have been misinformed about the property, 76; letters returned by post-office department as unclaimed, 64.

The circulation of the first edition (3,000 copies) of the descriptive catalogue of abandoned or partially abandoned farms began Dec. 5, 1891. Requests for the catalogue came from nearly every State in the Union, and within two months the entire edition was exhausted. About one-third of the edition was sent to owners or agents of the property described, to assessors, to members of the Board of Agriculture and to officers of agricultural societies. The remainder were sent or given only upon request.

The circulation of a second edition of 1,500 copies of the catalogue began Feb. 1, 1892. Nine new descriptions were included in this edition, making a total of 339. Requests for the catalogue were received from time to time, until by the middle of September the edition became ex-

hausted. The distribution of this edition was very largely through requests by mail and at the office.

In order to supply the demand for the catalogues it became necessary to prepare a third edition, and the issue of 2,000 copies of this began Nov. 26, 1892. The distribution was made through request only, and by the 1st of October, 1893, the supply was totally exhausted.

It having been decided to print a fourth edition, notice was sent the last of September to each person having a description in the catalogue with the request for a statement if the farm had been sold; and if it had not been sold if it was desired to continue the description in another edition of the catalogue. This request was in some instances made three times. Up to November 17, returns have been received concerning 349 of the 383 farms described in the third edition. Of these, 108 were reported sold; 53 owners wished to have the description withdrawn, and 189 owners wished description continued in the fourth edition. Nothing has been heard concerning 33 farms. Of the 108 farms reported sold, 15 are in Berkshire County, 3 in Bristol County, 1 in Essex County, 13 in Franklin County, 10 in Hampshire County, 11 in Hampden County, 6 in Middlesex County, 1 in Nantucket County, 6 in Norfolk County, 10 in Plymouth County, and 32 in Worcester County. Of the 53 farms withdrawn, 1 is in Barnstable County, 7 in Berkshire County, 1 in Bristol County, 1 in Dukes County, 6 in Franklin County, 4 in Hampden County, 8 in Hampshire County, 3 in Middlesex County, 2 in Norfolk County, 4 in Plymouth County and 16 in Worcester County. Several who wished description withdrawn stated that they expected to sell the farm at an early date, and therefore did not wish the description continued, while several others stated that they either expected to occupy the farm themselves or to have it occupied by some member of their family.

It is noticed that a large majority of the purchasers of the farms sold are of American parentage. Sixty-six purchasers were residents of Massachusetts at the time of purchasing, 4 of Connecticut, 2 of New Jersey, 1 of New York, 1 of New Hampshire, 1 of Rhode Island, 1 of Ohio, 1 of Nova Scotia, 1 of Illinois, 1 of Florida, while the residence of 29

has not been reported. Forty-four of the farms sold were reported as sold for farming purposes, 3 for farming purposes and poultry raising, 4 for poultry raising, 1 for poultry raising and market gardening, 2 for sheep raising, 4 for summer residences, 9 for homes, 3 for the timber on them, 5 as an investment, while the intentions of 33 purchasers have not been obtained. Seventeen additional descriptions have been received and incorporated as an additional addenda, making the total number of farms described 400.

By the State census of 1885 there were 45,010 farms in the State, representing a total acreage of 3,898,429¼; average acreage, 86.61; total value of lands and buildings, $185,188,925; and average value of land and buildings, $4,112.83. The total acreage or the 400 farms advertised in the catalogue is 44,268½; average acreage, 110.67; total amount asked for the farms, $659,975, and average amount asked for the farms, $1,649.94. The total acreage of the 108 farms reported sold is 10,324, or an average acreage of 95.51. The 108 farms sold for a total of $175,300, or an average of $1,623.15. One farm sold for $250, 1 for $300, 2 for $325 each, 3 for $400 each, 2 for $450 each, 4 for $500, 7 for $2,000 each, 2 for $2,200 each, 3 for $2,500 each, 1 for $2,-700, 1 for $2,750, 5 for $3,000 each, 2 for $3,500 each, 1 for $3,600, 1 for $4,100, 2 for $4,500 each, 1 for $4,600, 1 for $4,800, 2 for $5,000 each, 1 for $6,000, while the prices of the remainder ranged from $500 to $1,800. In size, 1 was a farm of 4 acres, 1 of 6 acres, 1 of 7 acres, 1 of 10 acres, 1 of 11 acres, 1 of 15 acres, 2 of 16 acres each, 4 of 200 acres each, 1 of 220 acres, 2 of 225 acres each, 1 of 230 acres, 1 of 250 acres, 1 of 263 acres, 2 of 280 acres each, while the remainder ranged from 18 to 175 acres. Fifty-two were 100 acres or over.

As the appropriation of $2,000 made in 1891 expired by limitation Jan 1, 1893, a further appropriation of $1,000 was asked of the Legislature of 1893 for the continuation of this work and freely granted. The only expenses incurred in this work have been for printing and postage, and the total cost of the 6,500 copies of the catalogue already distributed has been $1,141.50.

It is of course difficult to determine just what advantages will result, but it is believed quite generally that this effort to secure the reoccupancy of our abandoned or partially abandoned farms has met not only with an appreciative reception, but that the results will be to the advantage of the State.

It is again desired to call the attention of parties having property of this kind to the opportunities offered, in order that they may send descriptions, which may be included in future editions of the catalogue, if published. Two thousand copies of the fourth edition have been printed, and will be sent to any one free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS,
Secretary.

Office State Board of Agriculture,
Boston, Mass., Nov. 20, 1891.

One result of the efforts of the States of Vermont and New Hampshire to call attention to their abandoned farms was that the friends of agriculture and the newspapers of this State asked for an effort in the same direction by the Legislature of Massachusetts.

For two years or more this office has been anxious to do something to call attention to such farms in Massachusetts. In the Crop Bulletin for October, 1889, issued from this office, some attention was given the matter, and the question was asked of correspondents: "In your opinion, is the number of deserted farms in your vicinity greater than it was ten years ago?" Seventy-seven replies were received. Of these, 43 stated the number to be no greater; 25, greater; 5, less; and 4, about the same.

In the report of the Secretary of the Board of Agriculture to the Legislature, January, 1890, it was suggested that if the Legislature would appropriate a small sum for the expense, and give some officer authority to collect information, good results might be realized. This suggestion was repeated in January, 1891. At the annual meeting of the Board of Agriculture, February 5, it was "*Voted*, That the State Board of Agriculture petition the Legislature, now in session, for such legislation as will provide for ascertaining the number, location, value and other facts pertaining to the abandoned farms and farm lands in the State; also the most effective method of securing their reoccupancy." The Legislature of 1891 enacted the following law: —

[Chap. 280.]

An Act to authorize the state board of agriculture to collect and circulate information relating to abandoned farms.

Be it enacted, etc., as follows:

Section 1. The State Board of Agriculture is hereby authorized to collect all necessary information in regard to the opportunities for developing the agricultural resources of the Commonwealth through the repopulating of abandoned or partially abandoned farms, and cause the facts obtained, and a statement of the advantages offered, to be circulated where and in such manner as the said board may consider for the best interests of the Commonwealth.

Sect. 2. In order to properly carry out the provisions of section one of this act, a sum not exceeding two thousand dollars may be expended, and the bills for such expenditures properly approved by the persons authorized by said State Board to investigate the matter, shall be sent to the Auditor of the Commonwealth, who shall certify them in the same manner as other claims against the Commonwealth.

Sect. 3. This act shall take effect upon its passage.

Approved May 4, 1891.

At a meeting of the executive committee, May 21, 1891, it was "*Voted*, That the secretary be instructed to prepare a circular for transmission to the assessors of the several cities and towns of the Commonwealth, asking said assessors to return to the State Board of Agriculture, upon a blank prepared for the purpose, the names of the owners of abandoned or partially abandoned farms situated in different parts of the State." Accordingly the following circular was prepared and sent to each of the cities and towns in the Commonwealth: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, June 16, 1891.

To the Assessors of Massachusetts.

Gentlemen: — The following law has been enacted by the Legislature: —

(See page 4, chapter 280, sections 1, 2, 3.)

The object is to make known opportunities for the purchase, at a low price, of farms in Massachusetts. You will of course notice

that the law does not require you to assist in the work, but it is believed that you will be interested in a scheme which has for its end the prosperity of your towns, and will be willing to help the Board of Agriculture in gathering information that can be spread before the public to the advantage of the owners of abandoned or partially abandoned farms, and of would-be purchasers.

The towns which contain such farms will be benefited by having them owned and improved by persons residing upon them. The plan of action is not yet fully matured; but, without question, the first thing to be done is to get a list and description of such farms.

As the assessors are better acquainted with such lands and their owners than are any other citizens, we apply to you for information. The law makes it our duty to obtain information and circulate the same in regard to abandoned or partially abandoned farms in the Commonwealth.

We must leave it largely to your judgment to interpret the phrase "partially abandoned farms," but would suggest that a farm which is not occupied for purposes of cultivation or a summer home, and is for sale at a low price, might be called an abandoned or partially abandoned farm.

It will of course be of little use to call attention to farms that have been so long abandoned that the buildings have disappeared and the land mostly grown up to brush and wood; but sizable tracts of land suitable for purposes of cultivation or for grazing, though without buildings, should be considered. It will also be of little use to call attention to farms that are not on the market for what would be called a low price in proportion to their productive capacity.

Will you kindly write in the enclosed blank the names and post-office addresses of the owners of such farms, in your town, as may seem to you to come within the meaning of the law? We shall issue a circular of inquiry for particular description, location, price, etc., to the owners whose names you may furnish us. We will keep you informed of the progress of the work, and shall very likely need your further aid. Any suggestions will be gladly received and considered.

In order that the necessary information from the owners may be seasonably obtained, it will be necessary that this blank be returned before July 1, 1891. If you have no farms that seem to you to come within the meaning of the law, please return the blank with such remarks thereon as will describe the situation in your town.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS, *Secretary.*

The following table gives the number of abandoned or partially abandoned farms by counties, as reported by the assessors of the several cities and towns in response to the circular letter; number of cities and towns in each county, and the number reporting abandoned or partially abandoned farms: —

Counties.	Number of Cities and Towns in County.	Number Not Reporting.	Number Reporting Abandoned or Partially Abandoned Farms.	Number of Abandoned or Partially Abandoned Farms Reported.
Berkshire,	32	1	17	140
Franklin,	26	–	17	103
Hampshire,	23	2	11	86
Hampden,	22	–	10	83
Worcester,	59	1	30	249
Middlesex,	54	–	17	51
Essex,	35	–	3	11
Suffolk,	4	–	–	–
Norfolk,	27	1	8	39
Bristol,	20	1	6	49
Plymouth,	27	1	10	33
Barnstable,	15	–	3	29
Dukes,	6	–	2	8
Nantucket,	1	–	1	6
Aggregates,	351	7	135	887

As a rule, the assessors were quite prompt in sending in their returns. In some cases, however, it was found necessary to send a second request, and in a few, a third. Up to this date returns have not been received from the following towns: Clarksburg, in Berkshire County; Cummington and Goshen, in Hampshire County; Hubbardston, in Worcester County; Needham, in Norfolk County; Dartmouth, in Bristol County; and Scituate, in Plymouth County. No doubt there has been considerable variation in the standard adopted in different towns. In some towns farms have been reported that should not have been, while in others some have been omitted that properly belong in the list.

The work was continued by the sending of the following circular letter to the owners or agents of the abandoned or partially abandoned farms reported by the assessors: —

COMMONWEALTH OF MASSACHUSETTS.

STATE BOARD OF AGRICULTURE, SECRETARY'S OFFICE,
COMMONWEALTH BUILDING, BOSTON, Aug. 25, 1891.

To the Owners of Abandoned or Partially Abandoned Farms in Massachusetts.

GENTLEMEN: — The Legislature at its last session enacted the following law: —

(See page 4, chapter 280, sections 1, 2, 3.)

In discharge of the duty devolving upon the Board of Agriculture under the provisions of this statute, a circular has been addressed to the assessors of the several cities and towns of the State, asking them to report to this board the names of the owners of abandoned or partially abandoned farms. Your name has been reported by the assessors of ——— as the owner of such property. If you desire to dispose of the property, please answer the following questions in regard to the same, subscribe to the affidavit below before a justice of the peace, and forward it in the enclosed envelope. This description and affidavit will be retained in this office for reference. A catalogue of such farms, with description and price, will be printed and widely distributed. There will be no expense to the owners of the property. Please be prompt in replying, as nothing further can be done by us until all information has been received.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,
WM. R. SESSIONS, *Secretary.*

REPORT OF ABANDONED OR PARTIALLY ABANDONED FARM.

Located in the town of.
Total acreage.
Acres of mowing land.
Acres in pasturage.
Acres in woodland.
Acres suitable for cultivation.
Can grass be cut with a machine?
Is there a sugar bush? Number of trees.
Size of house, if any.
Size of L.
Number of rooms.
Is house in good repair?
Size of barn, if any.
Is there a barn cellar?
Is the barn in good repair?
What kind of fences and in what condition?
What is the water supply?
Number of apple trees.
Number of other fruit trees.
Name of nearest railroad station and distance from farm.
Name of nearest post-office and distance from farm.
Price at which farm will be sold.
Amount required in cash.
The balance can remain on mortgage at what rate of interest?
State any facts of interest.

I hereby certify that the above statements in regard to the farm owned by me in the town of_____are true to my best knowledge and belief, and that any time within one year of the date hereof I will sell said farm for the price and on the terms named, unless previously disposed of.

_____*Owner or Agent.*

Date_____ P. O. Address_____

Before me,

_____

Justice of the Peace.

The descriptions not coming in as rapidly as was desired, the following circular was issued: —

COMMONWEALTH OF MASSACHUSETTS.

State Board of Agriculture, Secretary's Office,
Commonwealth Building, Boston, Oct. 14, 1891.

Dear Sir: — Under date of August 25 last we mailed you a copy of the enclosed circular, hoping to receive a description of an abandoned or partially abandoned farm which the assessors of —— reported you to be the owner of. We have received no description of said farm from you, and we earnestly urge you to send us such description at once, if you wish to have the farm noticed in the catalogue. If you do not wish to dispose of it in this way, kindly notify us. We are anxious to issue the catalogue of description at an early date, but we do not feel warranted in so doing until all descriptions asked for have been heard from.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

Wm. R. Sessions, *Secretary.*

It was again found necessary to request the delinquents to either forward descriptions of their property or notify us that they did not wish to have it advertised in the catalogue. Accordingly another notice was mailed November 1, with the written request to reply at once. The following table shows the results of these efforts to obtain descriptions of the 887 farms reported by the assessors, including also 19 reported from other sources, or a total of 906 farms: —

Counties.	Number of Abandoned or Partially Abandoned Farms Reported.	Number of Owners or Agents Making Reply.	Number of Descriptions of such Property Received.	Number Reporting as not Wishing to Sell or Advertise in Catalogue.	Number Reporting Farm Sold.	Number Reporting Assessors to have been Misinformed.	Returned by Post-office Department as Unclaimed.
Berkshire, . .	146	89	65	18	5	1	22
Franklin, . .	103	64	40	14	3	7	6
Hampshire, . .	87	49	27	17	3	2	7
Hampden, . .	84	53	31	16	3	3	2
Worcester, . .	256	172	101	43	15	13	16
Middlesex, . .	52	23	14	7	2	–	4
Essex, . . .	11	3	1	2	–	–	2
Suffolk, . .	–	–	–	–	–	–	–
Norfolk, . .	40	25	13	7	3	2	10
Bristol, . .	50	24	9	13	1	1	5
Plymouth, . .	33	25	18	2	4	1	2
Barnstable, . .	29	7	2	2	2	1	1
Dukes, . . .	9	7	4	3	–	–	–
Nantucket, . .	6	6	3	3	–	–	–
Aggregates, .	906	547	328	147	41	31	77

From the experience of this office in the effort to obtain descriptions of the so-called abandoned or partially abandoned farms in the Commonwealth for publication in the catalogue, it would appear either that the condition of the farming property is much better than has frequently been represented, or that the owners do not take interest enough in this effort to render their individual assistance. It would also appear, from the number of such farms reported sold and from the number reporting that they do not desire to sell, that such property is either increasing in value or an increase is expected in the near future. This view is corroborated by the replies received from 113 crop correspondents, Oct. 1, 1891, to the question, "Are inquiries for and values of farm property increasing or decreasing in your neighborhood?" Of these 113 replies, 58 stated that inquiries for and values of farm property were increasing; 42, that there had been no appreciable change; and 13, that they were decreasing. Also by replies from crop correspondents, Nov. 1, 1891, to the question, "Do you think farmers anticipate an increase of prosperity in their business in the near future?" Of the 99 definite replies to this question, 79 were yes and 20 no.

The Massachusetts Bureau of Statistics of Labor has collected a number of interesting statistics concerning abandoned farms in this State, which may be found in the twenty-first annual report of the said bureau (1890, pp. 177–258), from which the following extracts are made: —

The returns as to abandoned farms were made directly to the bureau by the assessors of the several towns at the close of the year 1889 and early in the year 1890.

The following definition of the term "abandoned farm" was placed upon the blank sent out to the assessors: —

"By 'Abandoned Farms' in this inquiry are meant those formerly cultivated but now deserted, upon which cultivation is now abandoned, and the buildings, if any, unoccupied and permitted to fall into decay. In some cases the grass is still cut on these farms, but nothing is done in the way of enrichment of the soil, and the land is practically unproductive and left to run wild." *

The returns were made in accordance with this explanation, which describes what is generally understood by the term abandoned farm; and the following statistical tables, so far as they refer to such farms, are limited by the definition given: —

The State and Counties.	Number.		
	Farms with Buildings.	Farms without Buildings.	Total.
The State,	772	689	1,461
Berkshire,	120	92	212
Franklin,	113	116	229
Hampshire,	92	124	216
Hampden,	101	112	213
Worcester,	187	157	344
Middlesex,	52	24	76
Essex,	2	–	2
Suffolk,	–	–	–
Norfolk,	25	11	36
Bristol,	33	19	52
Plymouth,	24	31	55
Barnstable,	13	2	15
Dukes,	10	1	11
Nantucket,	–	–	–

* A comparison of this definition with our circular letter to the assessors will explain, in part at least, the discrepancy in the number of such farms reported.

The following table shows the comparative acreage and value of all farms and abandoned farms, with percentages: —

The State and Counties.	Acreage of all Farms in 1885.	Acreage of Abandoned Farms in 1890.	Percentages of Acreage of Abandoned Farms of Acreage of all Farms.	Value of all Farm Land in 1885.	Assessed Value of Abandoned Farms in 1890.	Percentages of Assessed Value of Abandoned Farms of Value of all Farm Land.
The State, .	3,661,833⅜	126,509¼	3.45	$93,803,077	$1,076,328	1.15
Berkshire, .	547,689¾	27,397	5.00	10,221,355	130,745	1.28
Franklin, .	383,756⅛	18,776	4.89	6,428,883	117,434	1.83
Hampshire, .	316,442	21,672	6.85	5,800,379	132,072	2.28
Hampden, .	300,736½	16,836	5.60	6,183,261	116,343	1.88
Worcester, .	798,890⅛	29,117½	3.64	17,222,883	314,731	1.83
Middlesex, .	406,533	4,870¼	1.20	17,989,032	117,795	0.65
Essex, . .	193,999½	114	0.06	8,814,938	2,910	0.03
Suffolk, .	1,783¾	–	–	628,950	–	–
Norfolk, .	160,756¾	1,987	1.24	7,464,743	44,195	0.59
Bristol, . .	200,653⅜	2,221½	1.11	5,598,848	40,865	0.73
Plymouth, .	216,118½	2,407	1.11	5,180,840	41,268	0.80
Barnstable, .	84,344	466	0.55	1,657,313	11,050	0.67
Dukes, . .	41,805	645	1.54	487,424	6,920	1.42
Nantucket, .	8,325	–	–	124,228	–	–

If we classify the towns reporting abandoned farms, according to the preponderance in value of their product, whether of manufactures or of agriculture, classing those as manufacturing towns in which the annual product exceeds in value the value of agricultural products, we arrive at the results as to population, shown in the following table: —

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Barnstable.					
Manufacturing towns, .	1	3,393	2,972	1,819	—53.61
Agricultural towns, . .	2	1,911	1,943	2,044	+6.96
Berkshire.					
Manufacturing towns, .	3	5,175	5,627	11,177	+115.98
Agricultural towns, . .	15	13,509	13,305	8,726	—35.41

Counties, and Classification of Towns by Principal Product.	Number of Towns Reporting Abandoned Farms.	Population.			Percentages of Increase (+), or Decrease (—), in 1890 as compared with 1855.
		1855.	1865.	1890.	
Bristol.					
Manufacturing towns, .	4	9,339	10,075	16,919	+81.17
Agricultural towns, . .	3	6,396	5,978	5,841	—8.68
Dukes.					
Manufacturing towns, .	1	1,827	1,698	1,506	—17.57
Agricultural towns, . .	2	2,574	2,394	1,509	—41.38
Essex.					
Manufacturing towns, .	2	2,247	2,541	3,115	+38.63
Agricultural towns, . .	–	–	–	–	–
Franklin.					
Manufacturing towns, .	2	2,491	2,512	5,073	+103.65
Agricultural towns, . .	12	13,428	12,024	10,299	—23.30
Hampden.					
Manufacturing towns, .	6	12,194	13,597	18,143	+48.79
Agricultural towns, . .	5	4,739	4,437	3,475	—26.67
Hampshire.					
Manufacturing towns, .	5	7,387	7,241	10,908	+47.66
Agricultural towns, . .	9	9,318	8,466	6,507	—30.17
Middlesex.					
Manufacturing towns, .	10	19,268	22,774	36,081	+87.26
Agricultural towns, . .	7	8,041	7,518	8,007	—0.42
Norfolk.					
Manufacturing towns, .	7	14,303	15,500	19,737	+37.99
Agricultural towns, . .	1	671	671	786	+17.14
Plymouth.					
Manufacturing towns, .	6	14,393	15,346	16,475	+14.47
Agricultural towns, . .	3	3,374	3,283	2,645	—21.61
Worcester.					
Manufacturing towns, .	25	54,849	55,916	83,268	+51.81
Agricultural towns, . .	13	17,629	16,871	15,205	—13.75

The above table clearly brings out the reasons for growth in certain of the towns containing abandoned farms while others have declined.

In the following summary the bureau recapitulates the salient points brought out by the investigation.

Abandoned farm land in Massachusetts is principally confined to the western counties. Such land aggregates 3.45 per cent of the total farm acreage of the State, outside the limits of cities, and about 0.87 per cent of the value of such farm land. In Nantucket and Suffolk counties no abandoned farm land is returned. The percentage of acreage of abandoned farm land of total farm acreage, for the counties returning abandoned farm land, is highest in Hampshire County, reaching therein 6.85 per cent. It is lowest in Essex County, being therein only 0.06 per cent.

The average size of abandoned farms with buildings is 86 acres, and for those without buildings 87 acres. The average value of abandoned farms with buildings is $894, and for those without buildings $561. The average value of buildings on abandoned farms is $337 per farm, ranging much less than the average value of buildings upon farms under cultivation. Much of the abandoned land may be bought for less than $10 per acre.

While some of the towns containing abandoned farms show a recent decline in the value of agricultural products and property, this is not universally true, and the decline in certain localities is overbalanced by increase in others in the same county; so that, notwithstanding the existence of abandoned farms, each county, except Nantucket, shows an increase since 1875, in the value of agricultural products, and every county shows an increase in the value of agricultural property. In some counties, also, an increase in the acreage of land under cultivation appears.

Except in Barnstable and Dukes counties, the towns reporting abandoned farms show an aggregate increase in population since 1865; and, except in Barnstable, Dukes and Franklin counties, an increase since 1855. The increase is not usually so great, however, as appears in the other towns in the counties respectively. In the towns containing abandoned farms, and having no important manufacturing industries, a decline in population generally appears. The exception is in Middlesex and Norfolk counties, in which, however, the proportion of abandoned farm land is small.

Under the head of "Causes for Abandonment of Farms," the report says: —

There is a strange fascination in city life which has always existed, and which leads many who are under its spell to prefer poverty and privation in the city to independence and comfort in the country. This fascination is intensified by the undoubted benefits which the modern city offers to those within or near it.

And yet it must be admitted that the promise which leads to the abandonment of country life is frequently unfulfilled. The movement from the country toward the city may affect, indeed has affected, the labor market in two ways; it may lead to a dearth of agricultural labor in the depleted districts, thus adding to the burdens which in too many cases the farmer already bears, and it may intensify the competition to which the city laborer is subjected, both as to employment and as to wages. This competition reacts upon those who come to the city for the purpose of improving their fortunes only to find the opportunities open to them constantly growing less. On the other hand, the life of the farmer, notwithstanding its burdens, was never so easy in many respects as at present. The farms of New England have in the past nurtured strong and brave men, but it was not because of any specially favorable economic conditions. It was the New England character, the New England home life, the New England respect for the church and school, which, frequently in the face of adverse circumstances, developed the New England citizen. It could be easily shown that the hardships and poverty among farmers in the early part of the century were much greater than they are to-day. The improvements due to modern invention have lightened farm labor, while the railroad, the telegraph and the press have brought the most retired farms into communication with the activities of the age. The farmer may not be able to amass wealth, nor can the majority of those in cities hope to do so. He is generally sure of a comfortable living as the reward of his toil, and the contingencies that affect his employment are usually no greater than those affecting employment in cities. If opportunities for large profits are not opened to him, he is relieved from the risk incidental to such opportunities. That some of the burdens under which he suffers might be and ought to be removed is undeniable; but there are those in the city, working for low wages, liable to periodical unemployment, to whom life upon the abandoned farms would offer an agreeable change; only they must first be convinced that such a change is desirable.

A brief summary of the physical characteristics of the Commonwealth, viewed from an agricultural stand-point, statistics of her schools, agriculture, and the aid she affords to her agriculturists, will certainly not be out of place in the catalogue. Want of space prevents going into detail; consequently only a few of the most important facts are given.

The surface of Massachusetts is greatly diversified, being, in the eastern and south-eastern parts, undulating or level; in the central section, hilly and broken; and in the western, rugged and mountainous. The Green Mountain range, divided into two parallel ridges, called, in general, the Taconic and Hoosac mountains, runs from north to south across the western part of the State. Among the most noted mountain peaks in the State are Mounts Greylock, Holyoke, Tom, Sugar Loaf, Toby and Wachusett. The mountains and hills of Massachusetts are mostly clothed with forest growth. From their sides many streams flow forth to irrigate the land and furnish power for manufactories. Many of these brooks are the abode of that best of game fish, the trout. The State has an abundant supply of water power and few towns are destitute of mill privileges. The principal rivers are the Hoosac, Housatonic, Connecticut, Deerfield, Blackstone, Merrimac, Charles and Taunton. There are a large number of lakes and ponds. The total area of the ponds in the State containing over ten acres each (Walling) is 92,938 acres.

The soil varies from the lightest and least productive to the strongest and most fertile. The climate is changeable, but in general conducive to health. There are many localities which command the admiration of lovers of the grand and beautiful in nature.

In the five western counties the scenery is much the same as in New Hampshire and Vermont, which is so noted the world over. The scenery in many localities in these counties cannot be surpassed. The location and surroundings of many of the farms catalogued make them ideal places for summer residences.

The following statements and figures concerning the public schools of the State are taken from the forthcoming annual report of the Board of Education (1890–91). The public schools of Massachusetts are State institutions. The statutes of the Commonwealth require every town to maintain a sufficient number of schools for all the children who may legally attend them. The school committees of the several cities and towns determine what is a sufficient number of schools; are required to select public school teachers and fix their

salaries; must keep the school-houses in good repair, and provide all things necessary for the comfort and convenience of the scholars at the expense of the town.

Chapter 103 of the Acts of 1884 requires the towns and cities of the Commonwealth to provide at their expense the text-books and supplies used in all grades of the public schools. The Legislature of 1870 passed an act granting authority to the towns to unite in districts for the employment of school superintendents. The law of 1888 made provision for aiding, in the employment of such agents, all towns whose valuation does not exceed two and one-half millions of dollars. Under these two acts, thirty-eight school-superintendent districts have been formed, including one hundred and sixteen towns and thirteen hundred and eighty-three public schools. By chapter 272 of the Acts of 1891 a sum not exceeding thirty-five thousand dollars is annually appropriated to aid small towns to provide themselves with school superintendents. The number of public schools May 1, 1891, was 7,239; the number of pupils of all ages in the public schools during the year ending May 1, 1891, was, 376,986; number of persons employed as teachers in the public schools during the year, 10,646; number of high schools, 244; number of pupils in high schools, 26,294; evening schools, 266, in 55 cities and towns; amount raised by taxation for support of public schools, including only wages and board of teachers, fuel for the schools and care of fires and school-rooms, $5,707,514.37. The Massachusetts school fund now amounts to $3,425,504.53. Chapter 177 of the Acts of 1891 provides for the distribution of one-half of the annual income of the school fund in the following manner: every town complying with all laws in force relating to the distribution of the income of the school fund, and whose valuation of real and personal estate does not exceed one-half million dollars, shall annually receive two hundred and seventy-five dollars; every such town whose valuation is more than one-half million dollars and does not exceed one million dollars, shall receive two hundred dollars, etc. The remainder of said half shall be distributed to all towns whose valuation does not exceed three million dollars, and whose annual tax rate for the support of public schools is

not less than one-sixth of their whole tax rate for the year. Chapter 347 of the Acts of 1890 provides for the appointment of a board of library commissioners. Among other things the board is authorized to expend, upon application of the board of library trustees of any town having no free public library owned and controlled by the town, a sum not exceeding one hundred dollars for books for any such town entitled to the benefits of the act. There are 211 towns and cities having free public libraries under municipal control, and 284 of the 351 towns and cities contain libraries in which the people have rights or free privileges. There are about 2,500,000 volumes in these libraries, available for the use of 2,104,224 of the 2,238,943 inhabitants which the State contains according to the census of 1890. The commissioners believe that within five years every town in the Commonwealth will have a free public library. It is not necessary to print the long list of colleges, seminaries, and other higher institutions of learning which have made the old Commonwealth proud. They speak for themselves.

The census of 1885 clearly proved to our people that agriculture was not on a decline in this State. It is true that the facts showed that the great staple products — those which come to mind when we think of old-fashioned farming — were gradually being replaced by a different class of crops. This change is illustrated by the beef industry, which was once so flourishing. There are many now living who recall the great numbers of cattle fattened in the Connecticut valley and on the Berkshire hills and then driven to the Boston market. Now the markets of the State are largely supplied with Western dressed beef, although at the present time there is more encouragement for the raising of cattle for market than has been the case for several years.

The production of butter increased from 3,745,293 pounds in 1865 to 9,685,539 pounds in 1885; and milk from 10,079,180 gallons in 1865 to 72,528,628 gallons in 1885. The estimate for 1890 is not less than 100,000,000 gallons. Indian corn, English hay and potatoes have fluctuated more or less, but there has been no marked falling off in quantity. The wheat crop has been steadily falling off since the first State census in 1845. The same is true of wool; but

the business of producing early lambs and mutton has considerably increased and is quite profitable.

According to the United States census of 1890, there are 120 nurseries in the State, occupying 1,891 acres of land. The total value of these nurseries is $1,393,666.80; value of implements, $37,249.20; total capital invested, $1,773,500. The number of seed farms is 25, occupying 3,000 acres; the total value of the farms, implements and buildings being $809,448. The number of floral establishments is 407; total square feet of glass, 2,717,946; acres of land cultivated, 467; value of tools and implements used, $104,090.25; with total value of establishments, including fixtures and heating apparatus, $2,663,587.08. Nearly all these were established since 1870. In 1875 the acreage of market gardens was 3,988⅝; total gold value, $1,024,286. In 1885 the acreage was 8,861⅞, valued at $3,088,826.

According to the State census of 1885, there were 881,402 acres of cultivated land in 1865, and 939,260½ in 1885. In 1875 the value of farm land was $104,133,794, gold; in 1885, $110,700,707, — an increase of 6.30 per cent. In 1875 the value of cultivated farm land was $55,435,454; in 1885, $59,891,808, — an increase of 8.04 per cent. The value of farm land, buildings, implements, machinery and domestic animals in 1875 aggregated $187,477,569, gold; in 1885 this had increased to $216,230,550, or 15.34 per cent.

According to the aggregate of polls, property, taxes, etc., as assessed May 1, 1885, the total valuation of the Commonwealth was $1,782,349,143. May 1, 1890, the total valuation was $2,154,134,626.

Of the $216,230,550 worth of agricultural property, $110,700,707 was in land; $74,418,218 in buildings; $7,397,990 in machines, implements, etc.; $17,055,153 in domestic animals, etc.; and $6,658,482 in fruit trees and vines. Every county in the State shows an increased average value of land and buildings on farms in 1885 over 1875. Of the $47,756,033 worth of agricultural products in 1885, $13,080,526 were classed as dairy products; $11,631,776 as hay, straw and fodder; $5,227,194 as vegetables; $3,218,444 as animal products; $2,227,799 as poultry products; $2,924,574 as wood products; $2,680,804 as fruits, berries and nuts;

$1,855,145 as cereals; $2,252,748 as meats and game; $688,813 as greenhouse products, and the remainder scattering. In 1875 the number of persons engaged in agriculture was 70,945; in 1885, 77,661.

In 1885 the population of the State was 1,942,141, divided as follows: domestic service, 534,156; manufactures, 394,584; scholars, 331,584; at home, 227,213; trade, 106,773; agriculture, 77,661; transportation, 48,818. No other class numbered over 40,000.

In 1875 the total amount paid as wages to employees in agriculture was $5,000,820; in 1885, $6,390,252.

In reading the totals of Massachusetts agriculture, it should not be forgotten that the State is small in territory, having by the census of 1890 only 8,315 square miles (Connecticut, Delaware, New Jersey and Rhode Island only being smaller); while New York has 49,170; Ohio, 41,060; Illinois, 56,650; Kansas, 82,080; Nebraska, 77,510, etc.

The county of Worcester in Massachusetts, by the State census of 1885, showed annual agricultural products valued at $9,385,744. The county of Middlesex showed $8,030,965. The United States census of 1880 showed no county that equalled in value of agricultural products this product of Worcester County by the 1885 census, and only two that exceeded Middlesex, one of these being in California and the other in Pennsylvania. Along with agriculture, Worcester County had 2,755 manufacturing establishments, employing 53,091 hands, producing $83,209,746 worth of goods. Middlesex County had 3,504 manufacturing establishments, employing 68,288 hands, producing $128,599,892 worth of goods. In the State in 1890, 300,227 persons were employed in manufacturing establishments, producing $871,061,163 worth of manufactured goods, — an increase in five years of 29.12 per cent.

Massachusetts farmers have one advantage over their brothers in many of the States of the Union, in that they have a good home market for their produce. Within our 8,315 square miles are 28 cities and 323 towns. Seventy-two of these towns have a population of 4,000 and over. There are 47 cities and towns which have a population of 8,000 and over. The business of supplying these centres of population

with milk, butter, eggs, fresh fruit and fine vegetables, belongs to the farmers of the State. Those who furnish the best in condition, and at the time wanted, will find a demand and remunerative prices.

Massachusetts has been very kind to her agriculturists, and has sought in many ways to protect and further her agricultural interests, though she cannot be called an agricultural State. Among the institutions created by her or made recipients of her bounty are the State Board of Agriculture, established in 1852; the Massachusetts Agricultural College, incorporated in 1863; the State Agricultural Experiment Station, established in 1883; the State Cattle Commission, established in 1860; and 37 incorporated agricultural and horticultural societies, each having a representative on the Board of Agriculture, and each receiving an annual bounty from the Commonwealth.

The Board of Agriculture at the present time consist of 45 members. It holds two regular meetings each year. Its work is largely done, however, by committees, among which are an executive committee, examining committee of the Agricultural College (the Board of Agriculture being by law overseers of the college), committee on the extermination of the gypsy moth; has two members on the Board of Control of the State Agricultural Experiment Station, and three members constitute a Dairy Bureau. The secretary of the Board is elected annually by the Board, and is the executive officer. The office of the Board is placed near and connected with the government, so that the whole legislation in reference to bounties, premiums and general agricultural interests of the State is looked after and influenced by the department.

The Agricultural College is located at Amherst, in Hampshire County, and is governed by a Board of Trustees consisting of 14 members appointed by the governor; with the governor, president of the college, secretary of the Board of Education, and secretary of the Board of Agriculture as members *ex officio*. The twenty-eighth annual report, January, 1891, shows a faculty of 12, and 174 students connected with the college during the year 1890. The Hatch Experiment Station, supported by the national government,

is located at the college. The net assets of the college Jan. 1, 1891, were $280,863.70. By act of the Legislature eighty free scholarships are available annually for persons residing in the Commonwealth. A labor fund has also been established by the Legislature to assist those students who are dependent, either wholly or in part, on their own exertions, by furnishing them work on the farm and in the several departments of the college. The expenses of students attending the college range from $250 to $400 per year, including tuition (annual report, 1891, page 62) of $80 per year. A person receiving a scholarship is not required to pay tuition.

The State Agricultural Experiment Station occupies a portion of the college grounds. It is governed by a Board of Control, which is a body of 11 persons, the governor being president *ex officio*. The value of the station property Jan. 1, 1891, was $38,789.50.

The Cattle Commission consists of three persons appointed by the governor, with power to use all lawful means to suppress contagious diseases ot domestic animals.

The State appropriations for agricultural purposes amounted in 1888 to $81,421.75; in 1889 to $86,141.00; in 1890 to $74,240.98 (also an additional appropriation of $50,000.00 for the extermination of the gypsy moth); and in 1891 to $83,654.00 (also an appropriation of $50,000.00 for gypsy moth work).

It will be noticed that the descriptions of farms are arranged by counties, commencing with Barnstable and ending with Worcester. The arrangement is also alphabetically by towns in each of the several counties. These descriptions are quite full, and it is believed will give a fairly accurate idea of the farms described. Some of them were not certified to for reasons which seemed satisfactory, and such are indicated by an asterisk and foot-note. It will be further noticed that the address of the owner or agent of each farm is appended to the description. Some of the requests for catalogues which have been received would indicate that the writer thought that the State had bought or was to buy these farms, and give or lease them to those wishing them. This is not the case. The law and circulars printed on the first pages of the cata-

logue show just what is contemplated by the State and by the Board of Agriculture. Parties wishing for further information relative to the several farms advertised should correspond with the owner or agent whose name is appended. The buying must be done of the owner or agent and cannot be done through this office. Letters of inquiry to this office will be promptly attended to, and all information possible will be given. It is desired to again call attention to the law (printed on page 4) under which the Board of Agriculture is acting.

Since it became known that a catalogue of abandoned and partially abandoned farms was to be issued by this office a number of requests for said catalogue have been received, and it is thought best to print the following summary to show the localities from which these requests have come: Massachusetts, 140; New Hampshire, 4; Vermont, 1; Rhode Island, 9; Connecticut, 10; New York, 79; New Jersey, 7; Pennsylvania, 5; Washington, D. C., 5; Virginia, 4; North Carolina, 1; Alabama, 2; Florida, 3; Ohio, 2; Indiana, 1; Michigan, 3; Illinois, 2; Iowa, 1; Texas, 1; California, 1; Washington, 1; Montreal, Can., 2; and London, Eng., 1. Total, 285.

It is possible that another catalogue may be issued in the near future. Therefore the sale of farms described in this catalogue should be at once reported to this office, that they may not be included in future catalogues. Owners or agents of abandoned or partially abandoned farm property in the Commonwealth, the descriptions of which are not included in this catalogue, are asked to communicate with this office, if they wish to have their property advertised in this way.

Three thousand copies of this catalogue have been printed and a limited number will be sent to any one free of expense upon application to this office.

THE MASSACHUSETTS STATE BOARD OF AGRICULTURE,

WM. R. SESSIONS,
Secretary.

DESCRIPTIVE CATALOGUE.

BARNSTABLE COUNTY.

Truro.

Farm of 2 acres; suitable for cultivation. House, two-story, square; 12 rooms; good repair. Barn small, in good repair. Fences mostly wire; in good condition. Cistern. Railroad station, 1 mile; post-office, 1 minute's walk. Price, $350, all in cash. Address, Charles P. French, Chatham, Mass.

Yarmouth.

Farm of 40 acres; with shore privilege; mowing, 5 or 6 acres; pasture, 30; woodland, 1; all suitable for cultivation or pasturage. Grass can be cut with a machine. There are also 20 acres of salt meadow and upland with shore privilege, separate from the farm, which will be included for the price named. Double house, 28½x33½; L, 11½x20½; 11 rooms; good repair. Barn, 25x35, in poor repair. Outside fences in good condition, cross fences poor. Good spring and well water. Railroad station, Hyannis, 2½ miles; post-office, West Yarmouth, 1 mile. There are two hen-houses, one, 8x12, the other, 7x14, with three wire yards; the largest, 40x50. Also a store room, 10x12; and an old wood-house, 14x20. Price, $5,000; all in cash. Address, Elkanah Crowell, West Yarmouth, Mass.

Withdrawn, 1892.

BERKSHIRE COUNTY.

Alford.

Farm of 175 acres: mowing, 40; pasture, 85; woodland, 50; suitable for cultivation, 50 beside the mowing. House, 36x24; L, 16x30; 12 rooms; good repair. Grass can be cut with a machine. Two barns, each 30x40; shed, 18x36. Barn in good repair. Stone wall and rail fences. Running water to house and barn. About 30 apple trees, 15 other fruit trees. Railroad station, State Line, 5 miles; post-office, West Stockbridge, 1½ miles. Price, $3,000; cash at sale, $800; interest on balance, 6 per cent. Stage passes house twice daily leaving mail at door. Address, W. C. Hinman, Great Barrington, Mass.

Sold, 1892.

Becket.

Farm of 330 acres: mowing, 32 to 35; pasture, 100; woodland, 195; suitable for cultivation, 25. One-half of the grass can be cut with a machine. House, 24x26; woodshed, 12x15; 9 rooms; fair repair. Barn, 30x40, with shed and wagon-house; barn, 26x36; very good repair. Stone wall and rail and pole fence. Well at house and barn, good springs in the pastures. Fruit enough for family use. Probably 1,000 cords of young wood on the farm, one-half or more fit to cut. School, 1¼ miles distant. Railroad station, Becket, 4½ miles; post-office, Becket, 4½ miles. Price, $700; cash at sale, $350; interest on balance, 6 per cent. Address, C. B. Ferry, Becket, Mass.

Farm of 170 acres: mowing, 40; pasture, 60; suitable for cultivation, 20. Sugar bush, 200 trees. House, 36x24; L, 22x15; 12 rooms; fair repair. Barn, 30x40; horse barn, 22x40; sheep barn, 20x40; all in good repair. Fences in very good condition. Good well. Plenty of apples. Railroad station, Becket, 5 miles; post-office, West Becket, 1½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, George G. Carter, West Becket, Mass.

Cheshire.

Farm of 299 acres: mowing, 75; pasture, 199; woodland, 25; suitable for cultivation, nearly all the mowing land. Nearly all the grass can be cut with a machine. House, 22x32; L, 15x15; 10 rooms; poor repair. Barn, 30x45; barn, 30x30; both in poor repair. Stone wall, rail and wire fences. Spring water near house. Not many apple trees. Railroad station, Cheshire, 2½ miles; post-office, Cheshire, 2½ miles. I have only a life estate on the place, but all the heirs are willing to sign a deed conveying the same. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Dalton, Adams, Mass.

Florida.

Farm of 111 acres: mowing, 30; pasture, 50; woodland, 30; suitable for cultivation, 60. Most of the grass can be cut with a machine. Sugar bush, 100 trees. Two-story house, 36x30; one-story L, 26x20; woodshed and horse shed attached; 11 rooms; in good repair and roofs slated. Cow-barn, 30x70; horse-barn, 24x30; both in good repair with cellars. Stone wall and rail and brush fence. Well, spring and two brooks. Railroad station,

North Adams, 4 miles; post-office, Florida, ¼ mile. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathan D. Beaman, North Adams, Mass.

Farm of 150 acres: mowing, 50; pasture, 40; woodland, 60; suitable for cultivation, 90. Grass can be cut with a machine. Sugar bush, 2,000 trees. House, 26x36; L, 20x20; 8 rooms; fair repair. Barn, 20x40; shed, 20x30; in fair repair. Stone wall and post and pole fence. Good well. Twenty-five apple, 2 plum and 2 pear trees. Railroad station, North Adams, 5 miles; post-office, Florida, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Farm of 98 acres: mowing, 20; pasture, 30; woodland, 48; suitable for cultivation, 40. Most of grass can be cut with a machine. Sugar bush, about 150 trees. No buildings. Common fences in fair condition. Never-failing spring. About 60 apple trees; a few cherry trees. Railroad station, Hoosac Tunnel, 2 miles; post-office, Hoosac Tunnel, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Farm faces south-east. Address, R. D. Dickinson, North Adams, Mass.

Great Barrington.

Farm of 400 acres: mowing, 75; pasture, 300; suitable for cultivation, 75. There are 1,500 cords of wood, and considerable good timber on the farm. Grass can be cut with a machine. Large two-story house; good-sized L; 16 rooms; fair repair. Five barns of different sizes, all in fair repair. Rail fence in poor condition. Water from springs. One hundred apple and a few pear trees. Railroad station, South Lee, 3 miles; post-office, South Lee, 3 miles; school-house in sight. Price, $4,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, F. A. Hobbs, Receiver Stockbridge Savings Bank, Stockbridge, Mass.

Withdrawn, 1892.

Monterey.

Farm of 200 acres: mowing, 30; pasture, 50; woodland, 120; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, one story, 24x40; L, small; 12 rooms; needs some repairs. Stone wall, rail and pole fences in fair condition. Well, springs and trout brook. Fifty apple trees, 8 pear trees. Railroad station, Great Barrington, 11 miles; post-office, West Otis, 1 mile. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Is on a hill with a southern

Sold, 1893.

exposure overlooking Lake Garfield. Address, M. V. Thomson, Monterey, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 18. Sixteen acres of grass can be cut with a machine. Sugar bush, 36 trees. House, 30x40; L, 18x25; 8 rooms; fair repair. Barn, 26x34, in good repair, with cellar and stable in basement. Stone wall and wire and rail fence in fair condition. Running water at barn and pump at house. Seventy-five apple, 10 plum and 6 pear trees and some grapes. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, William H. Martin, Great Barrington, Mass.

New Ashford.

* Farm of 500 acres: mowing, 40; pasture, 100; woodland, 360; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x36, 8 rooms, good repair. Barn, 26x60; L, 20x40; good repair. Wall, rail, pole and brush fences. Well and springs and trout brook. One hundred apple trees, 10 other fruit trees. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Railroad station, Williamstown, 10 miles; post-office, New Ashford, ¾ of a mile. Address, Elihu Ingraham, New Ashford, Mass.

Withdrawn 1892.

* Farm of 224 acres: mowing, 70; pasture, 79; woodland, 75; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 75 trees. House, 24x30, 8 rooms, fair repair. Barn, 28x36, in good repair. Wire and rail fence not in good condition. Brook, well and springs. Forty apple trees. Railroad station, Williamstown or Pittsfield, 9 miles; post-office, New Ashford, 1 mile. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, N. Chamberlain, Williamstown, Mass.

New Marlborough.

Farm of 143 acres: mowing, 40; pasture, 83; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine on 25 acres. House, 24x50, with wagon-house attached; 8 rooms; good repair. Two barns, 20x40 and 30x40. One hennery, 1 corn-house, 1 hog-house. Barn in good repair. Barb wire and rail fences. Well and springs. Twenty-five apple trees. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 2 miles. Price, $1,100; cash at sale, $500; interest on

* Not certified to.

balance, 5 per cent. Farm situated on high ground but land level. Address, Francis Sage, Winsted, Conn.

Farm of 330 acres: mowing, 40 to 50; pasture, 100; 180 acres of sprouts, swamp and woodland; suitable for cultivation, 80 to 100. Most of the grass can be cut with a machine. House, 20x40; L, 18x20; 11 rooms; good repair. New barn, 24x36; two barns, 30x40; horse barn, 20x36. All barns in fair repair and a cellar under new barn. Some wood fences in poor condition and some stone wall and wire fence. Well at house and spring that could be brought to barns. About 40 apple trees and some cherries and grapes. Railroad station, Sheffield, 10 miles, Great Barrington, 12 miles; post-office, New Marlborough, 1¾ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 4 per cent. I think there is $2,000 worth of wood and timber on the place, principally pine and hemlock. Address, Stephen Powell, New Marlborough, Mass.

Farm of 15 acres: mowing, 5; pasture, 7; woodland, 3; suitable for cultivation, 12. Grass can be cut with a machine. House, 30x40, 10 rooms, good repair. Barn, 26x36, fair repair. Stone wall, board and rail fences. Spring water which runs in house through iron pipes. Eighteen apple trees, 3 pear trees, 2 crab apple, 3 cherry and 12 plum trees. Railroad station, Canaan, Conn., 8 miles, connected by stage; post-office, Southfield, 3 minutes' walk. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Fifty acres of other land, mostly woodland, can go with this place if desired. Address, W. G. Cargill, Canaan, Conn.

Sold 1893.

Farm of 60 acres: mowing, 15; pasture, 27; woodland, 18, of fine timber; part of mowing land suitable for cultivation. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House large, tumble-down condition though occupied. Barn has tumbled down. Stone wall and rail fences in poor condition. Spring, never failing. Seventy-five apple and several cherry and plum trees. Railroad station, Norfolk, Conn., 5 miles; post-office, Southfield, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. On main road from Norfolk, Conn., to New Marlborough. Address, L. D. Alling, West Torrington, Conn.

Withdrawn. 1893

Farm of 125 acres: mowing, 45; pasture, 22; woodland, 58; suitable for cultivation, 24. Most of the grass can be cut with a machine. House, 36x30, two stories, 6 rooms, good repair. Two barns, 50x24 and 40x30, both in good repair. Stone wall and rail fences not in good condition. Good spring water at the barn and house. Twenty-five grafted and 50 wild apple trees. Rail-

road station, Great Barrington, 10 miles, and Canaan, Conn., 10 miles; post-office, New Marlborough, 1½ miles. Price, $900; cash at sale, $400; interest on balance, 5 per cent. Address, W. H. Mulhall, Great Barrington, Mass.

Farm of 230 acres: mowing, 30; pasture, 100; woodland and unimproved land, 100; suitable for cultivation, 75. Grass can nearly all be cut with a machine. Sugar bush, 400 trees. Two-story house, 40x30; large L; 12 rooms; fair repair. There are 3 barns and other outbuildings, all in good repair. Stone wall and rail and brush fence. Good spring water at house. About 40 apple and a few pear trees, besides some grapes and currants. Railroad station, Norfolk, Conn., 8 miles; post-office, South Sandisfield, 1½ miles. Price, $2,200; cash at sale, $1,100; interest on balance, 6 per cent. Address, Mrs. Cesarme Sage, South Sandisfield, Mass.

Farm of 300 acres: mowing, 50; pasture, 100; woodland, 150, one-third being sprout land; suitable for cultivation, 50. Thirty acres of the grass can be cut with a machine. Sugar bush, 40 trees. House, 30x46; L, 40x18; L, 30x18; 18 rooms; fair repair. Barn, 50x33, in fair repair, with yard enclosed by three sheds of two roofs. Milk house, 12x10. Rail fence, stone wall and pole fence, in indifferent condition. Good well at house and barn, with many springs on the place. Forty apple and some pear and plum trees and grape vines. School-house 30 rods distant. Southern exposure. Wood and timber enough on place to pay for it. Railroad station, Norfolk, Conn., 6 miles; post-office, Southfield, 2 miles. Price, $3,000; cash at sale, $1,200; interest on balance, 6 per cent. Address, Egbert D. Norton, Southfield, Mass.

Farm of 220 acres: mowing, 40 or 50; remainder about equally divided between pasturage and wood; suitable for cultivation, 15 or 20. Grass can be cut with a machine. House, 24x30; L, 24 feet long; 8 or 10 rooms; needs some repairs. Two barns that join, each 40x28, in comfortable repair. Rail, pole and brush fence. Two brooks and a good well. Fifteen or 20 apple trees. Railroad station, Norfolk, Conn., 4 miles; post-office, Southfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, M. T. Tobey, East Canaan, Conn.

Withdrawn, 1893.

Farm of 115 acres: mowing, 60; pasture, 40; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. House, 25x30; L, 14x25; 10 rooms; good repair. Barn, 40x50; barn, 20x30; both in good repair, with cellar. Stone wall and board, rail and wire fence in good condition. Well and springs, with running stream. About 50 apple and about 20 other fruit trees. Railroad station, Ashley Falls, 6 miles; post-office, Mill

Sold, 1893.

River, $\frac{1}{8}$ mile. Daily stages from Canaan, Conn., and Great Barrington, Mass. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, F. T. Whiting, Great Barrington, Mass.

OTIS.

Farm of 135 acres: mowing, 25; pasture, 40; woodland, 70; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, about 100 trees. No buildings. Fenced with stone wall mostly. Good well, never dry. About 50 apple trees. Railroad station, Chester, 9 miles; post-office, Otis Centre, $2\frac{1}{2}$ miles. Price, $450, all in cash. The old building site is very pleasantly located. Address, Milton S. Thompson, Russell, Mass.

Sold, 1893.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 500 trees. House, 37x25, one and one-half story, 9 rooms, good repair. Two barns, 36x26 and 24x22, barn cellar, fair repair. Stone wall and rail fence in fair condition. Well and spring. Forty to 50 apple trees and a few pear trees. Railroad station, Chester, 13 miles; post-office, Otis, 3 miles. Price, $1,000, all in cash. Farm near school and good water-power on it. Address, James Kelly, East Winsted, Conn.

Farm of 250 acres: mowing, 25; pasture, 150; woodland, 75; suitable for cultivation, 12. Part of the grass can be cut with a machine. Sugar bush, 400 trees. No house. Barn, 24x36, in good repair. Rail and brush fence in good repair. Never-failing well. Large lot of common fruit. Railroad station, Lee, 10 miles; post-office, West Otis, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Edward G. Oles, West Otis, Mass.

Sold, 1893.

Farm of 400 acres: mowing, 75; pasture, 225; woodland, 100; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 400 trees. Two-story house, 26x36; L, 24x18; 9 rooms; good repair. Two barns, 54x30; barn, 26x30; barn, 16x17; shed, 10x26; all in good repair. There is a barn cellar. Stone wall and rail and brush fence in good condition. Good water supply. There are plenty of apple trees. Railroad station, Lee, 10 miles; post-office, Otis, 2 miles. Price, $1,500; terms easy; interest on balance, 6 per cent. Address, John Higgins, Great Barrington, Mass.

Farm of 70 acres: mowing, 5; pasture, 12; woodland, 40; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; 30-foot L; 10 rooms; good repair. Barn, 20x30, in good repair. Carriage-house and ice-house in good repair.

Ordinary fences. Good water supply. Thirty apple and 5 other fruit trees. Railroad station, Chester, 8 miles; post-office, Otis Centre, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, W. C. Broga, 28 Jefferson Street, Westfield, Mass.

Sold, 1893.

Farm of 60 acres: mowing, 20; pasture, 40; enough wood in pasture for home use; suitable for cultivation, 6. Grass could be cut with a machine if the stone were picked up. Sugar bush, over 100 trees. House, 40x24, 5 rooms, poor repair. Barn, 40x26, poor repair. Stone wall, rail, pole and brush fence. Good water supply. Twenty-five apple trees. Railroad station, Lee, 6 miles; post-office, West Becket, 1½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. If money is all paid down will take $300. Address, Benoni Steadman, West Becket, Mass.

Farm of 60 acres: mowing, 20; pasture, 20; woodland, 20; suitable for cultivation, 10. About half of the grass can be cut with a machine. House, 22x36; L, 15x30; 5 rooms; needs some repairing. Barn, 26x36, needs some repairs. Some stone wall and some wooden fence. Good water supply. Plenty of apples; mostly natural fruit. Farm about 100 rods from White Lily Pond. Railroad station, Chester, 6 miles; post-office, North Blandford, 3 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Address, Elisha Prentice, North Blandford, Mass.

Farm of 80 acres; mowing, 20; pasture, 20; woodland, 40; suitable for cultivation, 10. Part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 24x32; L, 12x20; 7 rooms; needs repair. Barn, 28x36, besides horse-barn and shed, needs repair. Some stone wall and some wooden fence. Good well. About fifty apple trees; part of them good grafted fruit. Railroad station, Chester, 7 miles; post-office, North Blandford, 3 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill, ½ mile. School-house, 100 rods from house. Address, Elisha Prentice, North Blandford, Mass.

Farm of 150 acres: mowing, 40; pasture, 60; woodland, 50; suitable for cultivation, 40. Twelve acres of the grass can be cut with a machine. Sugar bush, 300 trees. House, 30x40, 6 rooms, good repair. Barn, 30x40, in good repair. Good fences. Good well and water in every lot. Two hundred apple and 2 pear trees. Railroad station, Lee, 8 miles; post-office, West Becket, 3 miles. Price, $800; cash at sale, $200; interest on balance, 5 per cent. Address, Dennis Cahalan, West Becket, Mass.

Sold, 1893.

Peru.

Farm of 127 acres: mowing, 30; pasture, 97; woodland, 20; suitable for cultivation, 27. Grass can be cut with a machine. Sugar bush, 500 trees. House, 25x30, 8 rooms, good repair. Barn, 25x52, in good repair, with cellar. Stone wall and barbed-wire fence. Water from spring. About 50 apple trees. Railroad station, Washington, 1¼ miles; post-office, Washington, 1¼ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, John Fleming, Pittsfield, Mass.

Farm of 200 acres: mowing, 50; pasture, 75; woodland, 75; suitable for cultivation, 30. The greater part of the grass can be cut with a machine. Sugar bush, 100 trees. House, 28x30; L, 13x23; 12 rooms; fair repair. Barn, 31x64, including shed, poor repair. Mostly pole fence in poor condition. Good water supply from unfailing springs. One hundred and fifty apple trees. School near by and church about 2 miles distant. Railroad station, Hinsdale, 5¼ miles; post-office, East Windsor, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Berkshire County Savings Bank, Pittsfield, Mass.

Withdrawn, 1892.

Farm of 100 acres: mowing 20; pasture, 45; woodland, 35; suitable for cultivation, 10. Nearly all of the grass can be cut with a machine. Sugar bush, 50 trees. One and one-half story house, 40x32; L, 38x22; 11 rooms; good repair. Barn, 40x20; barn, 60x40; small barn in good repair, the other not. Stone wall, rail and brush fence. Well at house and barn, springs in pastures. Thirty apple and 3 other fruit trees. If farm is sold this fall will give one year's supply of hard wood now at door. Railroad station, Hinsdale, 3½ miles; post-office and church, Peru, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, John M. Stowell, Peru, Mass.

Sold, 1892.

Farm of 160 acres: mowing, 60; pasture, 75; woodland, 25; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 100 trees. House, 35x35; L, 35x25; 10 rooms; good repair. Barn, 40x45; barn, 40x35; both in comfortable repair. Mostly fenced with stone wall. Never-failing spring. Railroad station, Hinsdale, 4 miles; post-office, Peru, 1½ miles. Price, $900; cash at sale, $500; interest on balance, 5 per cent. Address, Frank C. Phillips, Hinsdale, Mass.

Richmond.

Farm of 83 acres: mowing, 53; pasture, 15; woodland, 15; suitable for cultivation, 68. Grass can be cut with a machine.

House in poor condition. Barn, 40x30, and two good sheds enclosed, in good repair. Rail and wire fences in good condition. Good well. Thirty apple trees. Railroad station, Richmond, $\frac{3}{4}$ mile; post-office, Richmond, $\frac{3}{4}$ mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent, semi-annually. Address, P. H. Shaw, Richmond, Mass.

Withdrawn, 1893.

* Farm of 1,000 acres: mowing, 100; pasture, 500; woodland, 300; suitable for cultivation, 400. Most of the grass can be cut with a machine. House, 40x50; L, 20x30; 12 rooms; fair repair. Two large and one small barn all in fair condition. Fences in poor condition. Land well watered by springs. Fifty apple trees. Railroad station, Richmond, $1\frac{1}{4}$ miles; post-office, Richmond, $1\frac{1}{4}$ miles. One-half mile from church and school. Lenox, 5 miles. Is in the market at $10,200. Would give reasonable terms with interest as parties may agree. Address, I. F. Noxon, Pittsfield, Mass.

Farm of 165 acres: mowing, 33; pasture, 70; woodland, 57; suitable for cultivation, 93. Grass can be cut with a machine. House, 22x33; L, 14x22; 9 rooms; poor repair. Barn, 40x60, in good repair. Rail and wire fence in good condition. Good water supply. Sixty apple trees. Railroad station, West Pittsfield, $1\frac{1}{2}$ miles; post-office, West Pittsfield, 1 mile. Price, $4,500; cash at sale, $1,500; interest on balance, 5 per cent. There is a trout brook on the farm. Address, James F. Coleman, West Pittsfield, Mass.

Sandisfield.

Farm of 97 acres: mowing, 33; pasture, 25; woodland, 38, heavy timbered; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 30x40; L, 12x22; 9 rooms; fair repair. No barn. Stone wall in good condition. Good well, 2 springs and a brook running through the farm. One hundred and fifty apple and 4 pear trees. Railroad station, Norfolk, Conn., $7\frac{1}{2}$ miles; post-office, Sandisfield, $\frac{1}{2}$ mile. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. There is plenty of timber on the farm fit for building purposes. Farm on stage line from Sandisfield to Winsted, Conn. Address, H. J. Whitney, Glendale, Mass.

Farm of 287 acres: mowing, 40; pasture, large part of the farm; woodland enough to supply the wants of the place; suitable for cultivation, all the mowing land and portions of the pasture. A large part of the grass can be cut with a machine. Sugar bush,

* Not certified to.

300 trees. Medium-sized house, much out of repair. An old barn in poor repair. Stone wall and brush fence in need of repairs. An excellent well at the house and an unfailing brook through the farm. A good-sized orchard. Railroad station, Norfolk or Winsted, Conn., 14 miles; post-office, New Boston, 3 miles. Price, $350, all in cash. Address, Chas. J. Taylor, Treasurer Great Barrington Savings Bank, Great Barrington, Mass.

Farm of 250 acres: mowing, 35; pasture, 65; woodland, 75 acres sprouts and 75 acres of hard wood and hemlock; suitable for cultivation, 20. Grass cannot be cut with a machine. Sugar bush, 500 trees. House, 24x30; L, 16x24; 9 rooms; very comfortable repair. Barn, 30x40, fair repair. Stone wall and pole fences. Well at house. Thirty-five apple trees. Railroad station, Winsted, Conn., 15 miles; post-office, Montville, 2 miles. It is estimated that there are 60 tons of hemlock bark on the place. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Francis Sage, Winsted, Conn.

Farm of 350 acres: mowing, 35; pasture, 215; woodland, 100; suitable for cultivation, 75. Most of the grass can be cut with a machine. Sugar bush. House, 21x28; L, 18x23; L, 14x18; 12 rooms; good repair. Barn, 30x40; barn, 26x35; shed and hay loft, 14x32; fair repair. Stone wall, wire, rail and brush fence in fair condition. Fair water supply. Seventy apple trees and 7 other fruit trees. Railroad station, Winsted, Conn., 8 miles; post-office, North Coldbrook, Conn., 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Nice lot of pine timber on the place. Address, Mrs. Phebe J. Humphrey, Great Barrington, Mass.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 10. Half of the grass can be cut with a machine. Sugar bush, 150 trees. House, 14x20, 6 rooms, poor repair. Barn, 24x50, in good repair, with a large shed 50 feet long. Pole fences in poor repair. Poor water supply excepting river water, which is near. Quite a number of apple and some plum trees. Estimated that there are 200,000 feet of lumber on the place. Two saw-mills within ¼ of a mile and coal kilns near by, where there is a market for wood. Railroad station, Winsted, Conn., 15 miles; post-office, New Boston, 3 miles. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Farm of 170 acres: mowing, 28; pasture, 75; woodland, 45; small growth wood and waste land, 22; suitable for cultivation, 100. Part of the grass can be cut with a machine. Good-sized

sugar bush. Large house; good-sized L; 12 rooms; good repair. Good-sized barn in fair repair. Stone wall and wood fences in good condition. Good water supply. Several apple trees and a few other fruit trees. Railroad station, Winsted, Conn.; post-office, New Boston, 3 miles. Price, $1,400; cash at sale, $800; interest on balance, 6 per cent. Address, Joseph H. Norton, Winsted, Conn.

Farm of 100 acres: mowing, 25; pasture, 60; woodland, 15; suitable for cultivation, 30. About 15 acres of the grass can be cut with a machine. Sugar bush, 40 trees. Two-story house, 18x38; L, 16x25, with wood-house attached; 12 rooms; needs shingling. Barn, 30x40; barn, 26x36; wagon-house, 18x24; barn needs shingling. Mostly fenced with stone wall. Good well under cover. Fifty apple, 1 cherry and 3 young pear trees. Railroad station, Lee, 14 miles, Winsted, Conn., 16 miles; post-office, Montville, 2 miles. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, P. M. Fowler, Winsted, Conn.

Farm of 96 acres: mowing, 30; pasture, 40; woodland, 22; suitable for cultivation, between 35 and 40. About half the grass can be cut with a machine. Sugar bush, 1,100 trees. House, 26x36; L, 16x24; 7 rooms; poor repair. Barn, 24x36, fair repair, with cellar. Stone wall and wire fence in good condition. Good water supply from both well and spring. One hundred and twenty apple and 9 pear and plum trees. Railroad station, 12 miles; post-office, Montville, 1½ miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. Many of the figures given above are estimated. Address, William J. Evans, New Boston, Mass.

* Farm of 315 acres: mowing, 100; pasture, 100; woodland, 100; suitable for cultivation, 150. Grass can be cut with a machine. Sugar bush, 500 trees. Two-story house, 26x36; L, 20x50; 11 rooms; fair repair. Barn, 30x50; barn, 33x41; barn, 28x40; barn, 30x40; barn, 20x38; cow-house and shed, 20x40; house and one barn newly shingled. Mostly fenced with stone wall in fair condition. Fine spring near house and running water to barn; several springs and brooks on place, one, a fine large trout brook. Two hundred apple and some pear, quince, plum, cherry and peach trees, and grape vines. Price, $2,000. Railroad station, Winsted, Conn., 12 miles; post-office, New Boston, 2 miles. Address, Joseph N. Belden, Bridgeport, Conn.

Washington.

Farm of 200 acres: mowing, about 50; pasture, 100; woodland, about 50; suitable for cultivation, 100. Grass can be cut

* Not certified to.

with a machine. House, 24x40, 5 rooms, fair repair. Two barns, 20x30 and 40x60, good repair. Barbed wire and rail fences. Well, brooks and springs. Old orchards of little value. Railroad station, Washington, 1½ miles; post-office, Washington or Becket, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. Land good but run down. Ten thousand feet of logs cut and ready for taking to mill, which is only ½ mile from wood lot. Address, John Corkhill, Pittsfield, Mass.

Farm of 200 acres: mowing, 75; pasture, 75; woodland, 50; suitable for cultivation, 50. About one-half of the grass can be cut with a machine. Nearly 200 scattering maple trees but not a regular bush. One and one-half story house, 28x26; L, 30x15, including woodshed; 7 rooms; fair repair. Two barns, each 38x28, both in good repair. Stone wall and wooden fence in fair condition. Excellent spring water at both barn and house. Two hundred to 300 apple trees. Railroad station, Becket, 4 miles; post-office, Becket, 4 miles. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Own another farm of 150 acres adjoining, with good house and two barns, which $800 will buy. Address, Patrick Dinan, Becket, Mass.

Sold, 1893.

Farm of 200 acres: mowing, 40; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 250 trees. House of 18 rooms in good repair. Large barn in fair repair. Mostly fenced with stone wall in good condition. Well with pipe to house. A few apple trees. Railroad station, Washington, 80 rods; post-office, Washington, 70 rods. Price, $3,000, all in cash. Address, P. J. Corcoran, Washington, Mass.

West Stockbridge.

Farm of 225 acres: mowing, 40; pasture, 60; woodland, 25, and 40 small growth; suitable for cultivation, 45. Grass can be cut with a machine. House, 30x35; L, 30x20; 8 rooms. House in fair repair, but L out of repair. Three barns; one, 30x40, with shed attached of 50 feet; another, 50x42, with cellar under whole. Horse barn, 24x30, with carriage shed. Barns are all in good repair. Wire, rail and board fences in fair condition. Well water; spring water can be supplied at small expense. Two hundred apple and a few pear trees. Railroad station, West Stockbridge, ¾ mile; post-office, West Stockbridge, ¾ mile. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Farm is 5 miles from Stockbridge, 5 miles from Lenox and 12 miles from Pittsfield, each of which places furnishes a good market for small fruits, poultry, eggs and dairy products. Address, Edward J. Spencer, Warren, Mass.

Sold, 1892.

Farm of 135 acres: mowing, 45, nearly all of which can be cultivated; pasture, 38; woodland, 12; suitable for cultivation, 40. Grass can be cut with a machine. House, 26x40, two story; L, 20x18, with veranda; 14 rooms; fair repair. One barn, 26x52; another, 28x38. Horse barn, 26x46. Cow-house, 18x30. Hog pen, 14x20; in good repair. Rail fences and stone wall in need of some repairs. Well and cistern. Several pear and a number of apple trees. Railroad station, State Line, 2½ miles; post-office, West Stockbridge Centre, 1½ miles. Price, $3,500; cash at sale, $1,750; interest on balance, 6 per cent. Farm 50 rods from church and 75 from school. Address, C. C. French, Housatonic, Mass.

Windsor.

Farm of 406 acres: mowing, about 100; remainder in good pastures and woodland. Mowing land can all be cultivated. Grass can be cut with a machine. Sugar bush, 1,500 trees. House, 34x27, one story; L, 35x27; 12 rooms; fair repair. Stone wall in good condition. Well and cistern at house and running water at barn. Barn, 50x36, barn cellar, fair repair. Twenty-five or 30 apple trees. Railroad station, Hinsdale or Dalton, 7 miles; post-office, Windsor, 1 mile. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There is a shed 24x24 where 8 head of cattle can be tied. Address, Mrs. Otis E. Shaw, Windsor, Mass.

Farm of 500 acres: mowing, 100; pasture, 250; woodland, 150, about one-half in small growth; suitable for cultivation, 40. Grass can be cut with a machine, though 60 acres are rather rough. Sugar bush, 165 trees. House, 34x40; L, 22x18; 16 rooms; fair repair. Three barns, 30x40 each; 1 barn, 44x40; 1 barn, 50x30; in fair repair. Stone wall and wire and timber fences. Running water at house and barn from lasting spring. One hundred and fifty apple trees, mostly old trees. Railroad station, Hinsdale, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. There are 2 carriage-houses, hen-house, wood-house, cheese-house, hog-house, etc. Store and church, 2 miles; school, ½ mile. Address, A. T. Pierce, Windsor, Mass.

Farm of 250 acres: mowing, 60; pasture, 95; woodland, 100; suitable for cultivation, 50. Grass all cut with machine except 5 acres moist land. House, 60x20, 12 rooms, good repair. Three barns, 40x40, 20x40, 30x40. Barn cellar, 40x40. Two barns are in fine repair. Stone walls in good condition. Running water at house and barn. Fifty or 60 apple trees. Rail-

road station, Hinsdale, 7 miles; post-office, East Windsor, 1½ miles. Price, $2,500; small payment down; interest on balance, 5 per cent. Land nearly level, sloping slightly to east and south. Address, N. N. Cummings, Windsor, Mass.

Farm of 200 acres: mowing, 75; pasture, 100; woodland, 25; suitable for cultivation, 150. Grass can be cut with a machine. Young sugar bush. One and one-half story house, 24x33; L, 31x16; 12 rooms; fair repair. Barn, 50x24; barn, 50x28; barn, 33x24; all in good repair. Fences in fair condition. Good water supply. Twenty apple trees. Railroad station, Dalton, 6 miles; post-office, Windsor, ½ mile. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, John K. Weston, Conway, Mass.

Withdrawn, 1892.

Farm of 190 acres: mowing, 52; pasture, 70; woodland, 68; suitable for cultivation, 45. Almost all the grass can be cut with a machine. Sugar bush, 500 trees. House, 22x30; L, 18x30; 10 rooms; good repair. Wood-house, 16x36. Barn, 32x42, and a horse barn and carriage-house, 24x30, both in good repair. Stone wall and wooden fence in fair condition. Running water at house and barn from a large never-failing spring. One hundred and seventy apple and 7 other fruit trees. It is on the Cummington creamery route. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 3 miles. There are 2 trout brooks on the place. It has a sugar-house, a grain-house, a hog-house and two sheds, and there is an ice pond near the house. Price, $1,300; cash at sale, $600; interest on balance, 5 per cent. Address, C. E. Torrey, East Windsor, Mass.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. House, two story, 20x28; one and one-half story L, 20x20; 10 rooms; good repair. Barn, 30x40, with cellar; barn, 25x35, without cellar; both in good repair. Stone wall in good condition. Well and running water at house and barn; 2 springs and brook in pasture. Railroad station, Dalton, 6 miles; post-office, Windsor, 10 rods. Within 30 rods of church, store and cheese factory. Price, $2,000; cash at sale, $200; interest on balance, 5 per cent., and $100 payable annually. Address, Lewis Bradford, Dalton, Mass.

Sold, 1892.

Farm of 275 acres: mowing, 90; pasture, 185 acres, including woodland; woodland scattering but enough for fire or family use; suitable for cultivation, 67. Grass can be cut with a machine. Two-story house, 26x36; one and one-half story L, 20x40; 16 rooms; good repair. Barn, 90x35; barn, 35x35; with cellars in rather poor repair. Horse barn, 24x40, in good repair. Mostly fenced with stone wall in good condition. Good water supply. Two hun-

dred apple trees. Railroad station, Dalton, Hinsdale or Cheshire, 6 miles; post-office, Windsor, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. J. A. Cornell, Chester, Mass.

Farm of 200 acres: mowing, 50; pasture, 60; woodland, 60; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x36; L, 18x18; 6 rooms; fair repair. Barn has been recently burned. Stone wall and pole fence. Good well. Some apple and 10 other fruit trees. Railroad station, Dalton, 3½ miles; post-office, Dalton, 3½ miles. Price, $2,000; cash at sale, $1,500. Land all slopes to the east and south. Address, W. F. Fuller, Dalton, Mass.

Farm of 164 acres: mowing, 60; pasture, 40; woodland, 46; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 150 trees. House, 20x40; L, 20x15; 7 rooms; fair repair. Barn, 60x38, barn cellar, good repair. Wood fences in fair condition. Brook in pasture; 2 wells, 1 in cellar, 1 in barn. Seventy-five or more apple trees. Railroad station, Dalton, 4 miles; post-office, Windsor, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School, ½ mile; church and cheese factory, 2 miles. Address, Mrs. Harrison Wetherby, Dalton, Mass.

Farm of 150 acres: mowing, 50; pasture, 75; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 200 trees; good sugar house. House, 36x25; L, 20x24; 12 rooms; good repair. Barn, 26x38; barn, 24x36; in good repair, with cellar. Stone wall and wooden fence in good condition. Water from well and springs. One hundred apple trees. Two miles from cheese factory. Railroad station, Dalton, 3½ miles; post-office, Windsor, 2½ miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. Address, W. B. Warren, Dalton, Mass.

Farm of 95 acres: mowing, 12; pasture, 20; woodland, 58; suitable for cultivation, 5. Grass can be cut with a machine. House, 22x24, with L; house, 24x24, with L; 8 rooms in one, 9 in the other; both in fair repair. Two barns of ample size, with cellar and in fair repair. Mostly fenced with stone wall. Fine spring at house and barn. Thirty grafted apple trees, and a large number of common cider-apple trees. Railroad station, Hinsdale, 7 miles, Adams, 9½ miles; post-office, Windsor, 2 miles, Savoy, 2½ miles. Price, $800; cash at sale, $300; interest on balance, 6 per cent. Situated on a large brook on which there is a fair water privilege with dam. It is estimated that there are over 2,000 cords of wood on the place. Address, H. H. Wellington, South Adams Savings Bank, Adams, Mass.

* Farm of 150 acres: mowing, 50; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, about 200 trees. House, 38x48, 15 rooms, good repair. Two barns, 30x40; horse barn, 20x30. One barn in good repair, others need some repairs. Pole fence mostly, good condition. Water supply never failing. Two hundred and thirty apple trees, 2 pear trees, 1 apricot and 70 currant bushes. Four railroad stations, each 12 miles distant. Post-office, West Cummington, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. There is a large woodshed and shop, a hog-pen and hen-house; and a sugar-house, 24x48. Address, Julia E. Doolittle, West Cummington, Mass.

Farm of 220 acres: mowing, 70; pasture, 110; woodland, 40; suitable for cultivation, 50. Most of the grass can be cut with a machine. Sugar bush, 100 trees. House, 16x36; L, 26x40; 13 rooms; fair repair. Barn, 30x40; horse-barn, 18x24; shed, 16x60; cellar under horse-barn; barn needs some repairing. Stone wall and wood fences. Running water at house and barn. Plenty of apple trees. Railroad station, Dalton or Hinsdale, 6 miles; post-office, Windsor, 1½ miles. Price $2,200; cash at sale, $1,500; interest on balance, 5 per cent. Address, C. A. Hume, Windsor, Mass.

BRISTOL COUNTY.

Easton.

Farm of 71 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 32x36; L, 22x32; 14 rooms; needs some repairs. Barn, 30x32, fair repair. Wagon-house, 24x18, and corn-house, 15x15. Mostly fenced with stone wall in fair condition. Good well of never-failing water. Fifteen or 20 apple and 3 pear trees, besides grapes, cherries and currants. Railroad station, Mansfield, 3 miles; Easton, 3½ miles; post-office, Easton, 1½ miles. Price, $1,300; cash at sale, $750; interest on balance, 5 per cent. There is a cranberry meadow on the place. Address, Martin W. Ripley, South Easton, Mass.

Sold 1893

Farm of 3 acres: mowing, 1; suitable for cultivation, 3. Grass can be cut with a machine. House, 22x28; 8 rooms; good repair. Barn, 12x16; shed, 16x20; fair repair. Stone wall. Good well. Fifty apple and 50 pear and cherry trees and plenty of grapes. Railroad station, Easton, ½ mile; post-office, South Easton, 2 miles. Price, $1,500, all in cash. Address, John F. Dean, South Easton, Mass.

* Not certified to.

Farm of 6 acres: mowing, 5; woodland, 1; suitable for cultivation, 5. Grass can be cut with a machine. House, 38x26; L, 16x30; 9 rooms; fair repair. Barn, 40x40; fair repair. Wooden fences in need of repairs. Two wells. Fifteen apple, 4 pear and 1 cherry tree. Railroad station, Cochesett, 1 mile, Eastondale, 1½ miles; post-office, Eastondale, 1½ miles. There is more woodland, which will be sold if desired. Price, $1,100, all in cash. Address, John F. Dean, South Easton, Mass.

Sold, 1892.

Freetown.

Farm of 36 acres: mowing, 10; pasture, 10; woodland, 10; suitable for cultivation, 6. Part of grass can be cut with a machine. House, 30x24, 5 rooms, not in good repair. Barn, 28x30, poor repair. Stone wall in fair condition. Never-failing well. Twenty-five apple trees and 5 other fruit trees. Railroad station, Assonet, 1½ miles; post-office, Freetown, 1 mile. Price, $600, all in cash. Natural cranberry bog on place. Address, S. P. Richmond, Freetown, Mass.

Rehoboth.

Farm of 60 acres: mowing, 25; pasture, 15; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. Large two and one-half story house, with 8 rooms, good repair. Barn, 25x35, in good repair, with cellar. Stone wall in fair condition. Good well at house and several springs on the place. Twenty apple and 4 pear trees. Railroad station, Providence, R. I., 9 miles; post-office, Rehoboth, 1½ miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Jefferson D. Bosworth, Box 745, Providence, R. I.

Sold, 1893.

Swanzey.

Farm of 60 acres: mowing, 20; suitable for cultivation, 40. Grass can be cut with a machine. No buildings. Line fences in quite good condition, others poor. Good water supply; a stream runs the entire length of farm. Railroad station, Warren, R. I., 4 miles; post-office, Hortonville, 2 miles. Price, $900; cash at sale, $300; interest on balance, 5 per cent. There is a good chance for a cranberry bog. Address, Frederick M. Boyce, 57 Durfee Street, Fall River, Mass.

Westport.

Farm of 100 acres: mowing, 50; pasture, 40; woodland, 10; suitable for cultivation, 90. Grass can be cut with a machine.

House, 26x40, 10 rooms, fair repair. Barn, 27x30, and shed, 16x30, in good repair, with cellar. Several out-buildings. Stone wall and wire fences in fair condition. Two wells and spring and brooks that never run dry. Fifty apple, 26 quince, 6 plum and 24 pear trees and other fruit. Railroad station, Westport Factory, 6 miles; post-office, Central Village, 1½ miles. Price, $2,500; cash at sale, $500 or $1,000; interest on balance, 5 per cent. Address, Thomas Preece, Newport, R. I.

Withdrawn, 1893.

* Farm of 40 acres: mowing, 17; pasture, 10; woodland, 13; suitable for cultivation, 17. Grass can be cut with a machine. House, 28x29, 11 rooms, fair repair. Barn, 24x28, in good repair, with cellar. Stone wall in fair condition. Good water supply. Twenty apple and 10 other fruit trees. Railroad station, North Westport, 8 miles; post-office, Central Village, 1½ miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Phillip G. Sisson, Central Village, Mass.

* Farm of 73 acres: mowing, 10; pasture, 10; woodland, 53; suitable for cultivation, 20. Grass can be cut with a machine. House, 24x32, 9 rooms, needs some repairs. No barn. Fenced with stone wall in fair condition. Good water supply. Railroad station, North Westport, 8 miles; post-office, Central Village, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Robert P. Tripp, Central Village, Mass.

DUKES COUNTY.

Chilmark.

Farm of 40 acres: mowing, 5; pasture, 35; suitable for cultivation, 17½. Grass can be cut with a machine. Low double house, 28x25; L, 10x12; 10 rooms; fair repair. Barn, 40x25, with sixty-foot shed, cellar under lean-to, not in very good repair. Mostly fenced with stone wall in good condition. Good well at house, spring in pasture and running brook through the place. Eight apple trees and 8 pear trees. Railroad station, Wood's Holl, 18 miles; post-office, Squibnocket, ¾ mile. Price, $1,800; cash at sale, $900; interest on balance, 6 per cent. Address, Mrs. John E. Johnson, West Tisbury, Mass.

Farm of 40 acres: mowing, 6; pasture, 19; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. House, 26x24; L, 18x15; L, 18x20; all with twelve-foot posts; 11 rooms; good repair. Barn, 36x24, twelve-foot posts, in good repair. Mostly fenced with stone wall, in good condition. Four

* Not certified to.

springs, 2 cisterns in house and 1 in barn. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. Farm borders on a fresh-water pond 5 miles in circumference. One acre or more can be reclaimed for a cranberry meadow and flooded from springs. It also has an acre of salt marsh meadow land. Fine ocean views to the west and south-west and view of Vineyard Sound. Will be sold alone, or with the following farm. Price, $1,700; cash at sale, $1,000; interest on balance, 6 per cent. Address, Abbie D. Vedder, Cottage City, Mass., or David Mayhew, North Cambridge, Mass.

Farm of 30 acres: mowing, 10; pasture, 20; suitable for cultivation, 12. Grass can be cut with a machine. No house. Barn, 30x26, 12-foot post, in good repair. Mostly fenced with rail fences, in poor condition. Pond, brook and springs on place. Railroad station, Wood's Holl, 20 miles; post-office, Squibnocket, 2½ miles. About one acre of marsh land. Has an ocean view and a fine view of Vineyard Sound. Borders on Menamsha Pond, with privilege of pond grass for manurial purposes. Has an acre of peat swamp. Will be sold alone, or with the preceding farm. Price, $600, all in cash. Address, David Mayhew, North Cambridge, Mass.

ESSEX COUNTY.

Rowley.

* Farm of 90 acres: mowing, 30; pasture, 50; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Large, two-story house suitable for two families. There are two barns, one of them clapboarded and comparatively new, with a cellar under the whole building. The house and buildings have been repaired, a furnace placed in the house, etc., at an expense of $2,700, within two years. Two wells. Railroad station, 3 miles; post-office, Rowley, 2 miles. Price, $2,700; cash at sale, $1,350; interest on balance, 6 per cent. Address, Joseph D. Dodge, Rowley, Mass.

Sold, 1892.

FRANKLIN COUNTY.

Ashfield.

Farm of 190 acres: mowing, 30; pasture, 135; woodland, 25; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 200 trees. Two-story house with L, not very good repair. Two barns, will tie 20 cows; barn cellar, poor repair. Stone wall in very good condition. Running water from

* Not certified to.

hydraulic ram to house and barn, and well at house. Apples, pears, grapes, peaches and plums, enough for family use, and sometimes $50 worth of apples for sale. Railroad station, Buckland, 7 miles; post-office, Ashfield, 3½ miles, and East Hawley, 2 miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. Address, Frederick Forbes, Buckland, Mass.

Farm of 115 acres: mowing, 25; pasture, 50; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees and good sugar-house with all appliances. House, two story, 30x40; L, 16x30; 9 rooms; not very good repair. Barn, 34x40; horse barn, 20x24; 30-foot shed. Cellar under horse barn. All in very good repair. Stone wall and brush fence in good condition. Extra good water supply. Two hundred apple, 6 quince, 8 peach, 6 pear trees and 2 grape vines. Fifteen acres good tobacco land. Creamery in town. Railroad station, Buckland, 6 miles; post-office, Ashfield, 2½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Chandler Brunson, Ashfield, Mass.

Farm of 94 acres: mowing, 30; pasture, 48; woodland, 16; suitable for cultivation, 30. Twenty-eight acres of grass can be cut with a machine. Sugar bush, 150 trees. Story and a half house with L, 20x16, 6 rooms, fair repair. Barn, 34x40, fair repair. Partly fenced with stone wall. Running water at house and barn. Forty apple trees, and pear, plum, quince and cherry trees and grape vines. Railroad station, Shelburne Falls, 7 miles; post-office, Ashfield, 1½ miles. Price, $1,500; cash at sale, $700; interest on balance, 6 per cent. The timber is second-growth chestnut, large enough for railroad ties, and old-growth pine. Address, Ambrose Kelley, Ashfield, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 22. Nearly all the grass can be cut with a machine. Sugar bush, 200 trees. House, 30x26; L, 35x15; 9 rooms; good repair. Barn, 40x36; horse barn; both in good repair. Stone walls and pole fence in fair condition. Well. Fifty apple trees. Railroad station, Charlemont, 6 miles; post-office, Hawley, 2 miles. Price, $1,000, all in cash. Address, Henry Fuller, Ashfield, Mass.

Bernardston.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 60 trees. House, 30x40; L, 30x30; 9 rooms; needs shingling. Barn, 42x60, in good repair, with cellar, and slated. Rail fences. Running water. Seventy-five apple and 12 other fruit trees. Railroad station, Bernardston, 3½ miles; post-office,

Sold 1893

Bernardston, 3½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. This farm was bought for the timber on it. I will give possession any time if I can reserve the right to cut the timber. Address, Hartley Hale, Bernardston, Mass.

Buckland.

Farm of 100 acres: mowing, 15; pasture, 50; woodland, 35; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 18x30; L, 12x20; 7 rooms; not in first-class repair. Horse barn, in fair repair, with cellar. Mostly fenced with stone wall in good condition. Good water supply. One hundred and fifty apple trees and 4 other fruit trees. Railroad station, Buckland, 2 miles; post-office, Buckland, 1½ miles. Timber enough on place to pay for it. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Wm. B. Avery, East Charlemont, Mass.

* Farm of 260 acres: mowing, 70; pasture and woodland, 190; suitable for cultivation, 50. Fifty acres of the grass can be cut with a machine. Two-story house, 20x25; 10 rooms; poor repair. No barn. Stone wall and brush fence in fair condition. Good spring. One thousand two hundred apple trees and 20 pear trees. Railroad station, Buckland, 4 miles; post-office, Buckland, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Peter Boerlin, Holyoke, Mass.

Conway.

Farm of 225 acres: mowing, 30; pasture, 140; woodland, 85; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 20x30; L, 22x50; 12 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall and wooden fence in good condition. Living spring and well. One hundred apple trees, and cherries, pears, peaches and grapes. Railroad station, Williamsburg, 5 miles; post-office, Williamsburg, 4 miles. Price, $2,000, all in cash. Address, Mrs. E. P. Williams, Buckland, Mass.

Sold, 1892.

Hawley.

Farm of 90 acres: mowing, 30; pasture, 30; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 150 trees. House, 25x40; L, 15x20; 12 rooms; fair repair. Barn, 40x45, in good repair, with cellar. Partly

* Not certified to.

fenced with stone wall, and partly with wood. Running water to buildings. One hundred and ten apple and 5 other fruit trees. Railroad station, Charlemont, ¾ mile; post-office, Charlemont, 1½ miles. Had 150 barrels of apples last year and 60 barrels this year. Price, $1,800; cash at sale, $800; interest on balance, 5 per cent. Address, A. L. Tyler, Charlemont, Mass.

Heath.

Farm of 95 acres: mowing, 14; woodland, about 15; balance in pasture. Almost all the grass can be cut with a machine. Sugar bush, 400 trees. Large two-story house; good-sized L; 9 rooms; good repair. Main barn, 30x30; L, 30x20; shed, 40 feet long; horse barn, 25x25; barn cellar; all in fair repair. Mostly fenced with stone wall in fair condition. Running water at house and barn, and well. Forty apple trees of bearing age and a number of young ones; 2 or 3 pear, 2 plum, 3 cherry and 3 quince trees, all young. Railroad station, Charlemont, 5 miles; post-office, Heath, 5 minutes' walk. Five minutes' walk from school, store and church. Price, $1,800; cash at sale, $500; and $100 per year, with interest on balance, 5 per cent. Address, James A. Bray, Granby, Mass.

Farm of 100 acres: mowing, 60; pasture, 20; woodland, 20; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 150 trees. House, 40x30; L, 35x15; 7 rooms; fair repair. Barn, 40x35, not in very good repair, with cellar. Stone wall and rail fence in fair condition. Good springs. Fifty apple, 8 crab-apple and 2 pear trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Buildings built thirty-one years ago. Address, Fred E. Read, Shelburne Falls, Mass.

Withdrawn 1893.

Farm of 110 acres: mowing, 30; pasture, 30; woodland, 50; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 140 trees. House, 38x22; L, 16x20; 9 rooms; comfortable repair. Barn, 40x40; L, 13x20; shed, 22x40; in good repair, with cellar. Partly fenced with stone wall and partly with wood in fair condition. Good water supply. One hundred apple and 7 other fruit trees. School ⅓ mile distant. Railroad station, Zoar, 6 miles; post-office, North Heath, 2½ miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Andrew Stone, Warren, Mass.

Sold 1893.

* Farm of ½ acre: mowing, ⅓ acre. Grass can be cut with a machine. House, 40x24; L, 30x24; 10 rooms; fair repair. Barn,

* Not certified to.

20x40, good repair. Stone wall. Water from spring. Three apple trees. Price, $500; cash at sale, $25; interest on balance, 5 per cent. Land belonging to another estate can be furnished at a low price if desired. Railroad station, Charlemont, 4 miles; post-office, Heath, 20 feet. Address, H. J. Stone, West Granville, Mass.

Farm of 100 acres: mowing, 60; pasture, 40; woodland, 20; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 40x30; L, 30x20; 9 rooms; fair repair. Two barns, 40x30 each, not in very good repair, with cellar. Three good springs. Sixty apple, 2 pear and a number of crab-apple trees. Railroad station, Charlemont, 6 miles; post-office, Heath, 2 miles. Price, $700, all in cash. Address, Lucy E. Gleason, Shelburne Falls, Mass.

* Farm of 145 acres: mowing, 27; pasture, 60; woodland, 60; suitable for cultivation, 27. Sugar bush, 300 trees. House was burned. Cattle-barn, 30x51; horse-barn, 20x30; both in good repair. Largely fenced with stone wall in good repair. One hundred apple trees. There is a large amount of wood and timber suitable for building purposes on the place, and it is handy to mills and market. Railroad station, Charlemont, 5½ miles; post-office, Heath, 1½ miles. Price, $400; cash at sale, $250; interest on balance, 5 per cent. Address, Wm. L. Cook, Adamsville, Mass.

Farm of 170 acres: mowing, 35; pasture, 115; woodland, 20; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 200 trees. Two-story house, 24x32; L, 20x36; 8 rooms; good repair. Barn, 52x30, in comfortable repair. Stone wall in good condition. Running water at house and barn, and well. One hundred and twenty-five apple trees. Two sheds attached to barn, 50x20, and 30x20. School-house within 100 rods. Railroad station, Charlemont, 3 miles; post-office, Heath, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 6 per cent. Address, Winfield S. Canedy, Shelburne Falls, Mass.

Sold, 1892.

Leverett.

Farm of 45 acres: mowing, 20; pasture, 25; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x40, 7 rooms, good repair. Barn, 30x40, good repair. Virginia fence in good condition. Water supply from wells and springs. Fifty apple and 7 other fruit trees. Railroad station, Montague, 3 miles; post-office, North Leverett, 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Eunice L. Billings, North Leverett, Mass.

* Not certified to.

Leyden.

Farm of 83 acres: mowing, 24; pasture, 48; woodland, 11, all hard wood; suitable for cultivation, 24. Grass can be cut with a machine. One-story house, 28x30; L, 18x36; 5 rooms; fair repair. Barn, 30x40, in fair repair, with cellar. Good stone wall and new board and barbed-wire fence. Two wells 5 rods from house. About 60 apple and 25 small fruit trees. One of the pastures has been mowed with a machine for two years past. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent on $800 and 6 per cent on balance. Address, Gilbert E. Jones, Greenfield, Mass.

Farm of 165 acres: mowing, 30; pasture, 107; woodland, 28; suitable for cultivation, 50. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House, 24x32, 6 rooms, poor repair. Barn, 42x60, in good repair, with cellar. Horse-barn in poor repair. New corn-house. Stone wall, rail and barbed-wire fence. Running water at house and barn. Forty-five apple trees and fifteen other fruit trees. Railroad station, Greenfield, 8 miles; post-office, Leyden, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Gilbert E. Jones, Greenfield, Mass.

Monroe.

Farm of 50 acres: mowing, 15; pasture, 10; woodland, 25; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 500 trees. No buildings. Stone wall in fair condition. Forty-five apple trees. Railroad station, Monroe Bridge, 1¼ miles; post-office, Monroe Bridge, 1¼ miles. Woodland is heavily timbered with beech, birch, maple, ash and spruce. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, Elisha S. Plumb, Florida, Mass.

Northfield.

Farm of 3 acres: mowing, 2; woodland, 1; suitable for cultivation, 2. Grass can be cut with a machine. House, 25x25, 5 rooms, in comfortable repair. No barn. Fences in fair condition. Good well. Forty-six apple trees. Railroad station, Northfield Farms, 1½ miles; post-office, Northfield Farms, 1½ miles. Price, $250, all in cash. Address, W. H. Stratton, Northfield Farms, Mass.

Withdrawn. 1892.

Farm of 45 acres: mowing, 8; pasture, 15; woodland, 20; suitable for cultivation, 6. Grass can be cut with a machine. House,

20x35; L, 15x15; 6 rooms; fair repair. Barn, 25x35, in very good repair. Stone wall and barbed-wire fence. Good well and brook. Twenty-five apple and 12 other fruit trees. Saw and grist-mill ½ mile from place. Railroad station, Mount Hermon, ½ mile; post-office, Mount Hermon, ½ mile. Price, $600; cash at sale, $400; interest on balance, 6 per cent. Address, David Howe, West Northfield, Mass.

Sold, 1896.

Farm of 100 acres: mowing, 20; pasture, 60, consisting of pasturing, young timber and wood; woodland, 20; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 1,000 trees. One-story house, 4 rooms, fair repair. Fair-sized barn, in fair repair. Rail fences in poor condition. Well and aqueduct. Large number of apple and some pear, peach and cherry trees. Railroad station, Northfield, 1½ miles; post-office, Northfield, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, A. R. Lyman, Northfield, Mass.

Farm of 25 acres: mowing, 8; pasture, 7; woodland, 10; suitable for cultivation, 8. Grass can be cut with a machine. House of 7 rooms. Barn, 28x36, in good repair. Rail fence, in good condition. Good well. Forty apple and 30 other fruit trees. Railroad station, Northfield, 3 miles; post-office, Northfield, 5 miles. Price, $400, all in cash. Address, Mary M. Shepardson, Northfield, Mass.

Sold, 1893.

Rowe.

Farm of 90 acres: mowing, 30; pasture, 45; woodland, 15; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x40; L, 12x20; 8 rooms; good repair. Barn, 40x60, in good repair. Mostly fenced with stone wall in fair condition. Wells, with pump. Seventy-five apple and 3 other fruit trees. Railroad station, Zoar, 4 miles; post-office, Rowe, 1¼ miles. Price, $1,500; cash at sale, $500; interest on balance, 5 per cent. Address, E. E. Todd, Zoar, Mass.

Shelburne.

Farm of 68 acres: mowing, 10; pasture, 35; woodland, 23; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x36; L, 20x44; 17 rooms; good repair. Barn, 40x38, barn cellar, fair repair. Rail fence and stone wall in good condition. Good water supply. Forty apple and 10 other fruit trees. Railroad station, Shelburne Falls, 3½ miles; post-office, Shelburne, 1½ miles. Price, $1,600;

Withdrawn, 1893.

cash at sale, $400; interest on balance, 5 per cent. Address, J. M. Johnson, Shelburne, Mass.

Farm of 35 acres: mowing, 10; pasture, 25; suitable for cultivation, 9. Grass can be cut with a machine. House, 30x40; L, 20x30; 6 rooms; poor repair. Barn, 30x40, not in very good repair. Stone wall and rail fence in fair condition. Water from well. Quite a number of apple trees. Railroad station, Shelburne Falls, 4½ miles; post-office, Shelburne, 2½ miles. Price, $600, all in cash. Address, Geo. E. Taylor, Greenfield, Mass.

Withdrawn, 1892.

Shutesbury.

Farm of 40 acres: mowing, 6; pasture, 10; woodland, 20; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x24, 5 rooms on ground floor and unfinished chambers; poor repair; house and barn joined by shed. Barn, 30x20, needs repairing. Stone wall and rail fence. Good well, never failing. About 40 apple trees, mostly grafted, and some peaches and cherries. Railroad station, South Montague, 7 miles; post-office, Shutesbury, 2 miles. Plenty of wood and growing timber on farm. Price, $750; cash at sale, $400; interest on balance, 6 per cent. Address, Edwin Stone, Orange, Mass.

Withdrawn, 1892.

Farm of 56 acres: mowing, 15; pasture, 30; woodland, 10; suitable for cultivation, 25. Grass can be cut with a machine. One-story house, 26x32; L, 12x12; 6 rooms; good repair. Barn, 36x36, in good repair. Never-failing water supply. Stone wall and rail fence in fair repair. Fifty apple, 6 pear, 20 plum and 15 peach trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 3 miles. Price, $300, all in cash. Address, G. A. Berry, Cooleyville, Mass.

Sold, 1893.

Farm of 60 acres: mowing, 8; pasture, 18; woodland, 34; suitable for cultivation, 12. Almost all the grass can be cut with a machine. One-story house, 5 rooms, in need of some repairs. Small barn in good repair. Some stone wall and some wire fence. Good well at house and running water back of barn. Twenty apple and 12 other fruit trees. Railroad station, Leverett, 6 miles; post-office, Shutesbury, 1 mile. Price, $400; cash at sale, $100; interest on balance, 4 per cent. Address, Mrs. Fred Ross, Shutesbury, Mass.

Sold, 1892.

* Farm of 75 acres: mowing, 12; pasture, 15; woodland, 48; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, 24x34; 1½ story L, 15x28; 7 rooms; good repair; small house joining L, 24x24, 4 rooms. Barn, 33x33,

* Not certified to.

in good repair, with cellar. Stone wall and rail fence. Water from well. Seventy-five apple, 50 peach, some plum and some cherry trees. Railroad station, Amherst, 8 miles; post-office, Shutesbury, 2 miles. Price, $900; cash at sale, $450; interest on balance, 6 per cent. There is considerable timber on the place, and I would sell it considerably cheaper without the timber. Address, N. A. Briggs, Shutesbury, Mass.

Warwick.

Farm of 148 acres: mowing, 20; pasture, 64; woodland, 64; suitable for cultivation, 60. Nearly all the grass can be cut with a machine. Sugar bush, 25 to 50 trees. House, 25x30; L, 10x20; 7 rooms; poor repair. No barn but frame, 40x60. Well at house, large brook and several springs. Mostly fenced with stone wall. One hundred and fifty apple trees, other fruit of little value. Railroad station, Athol, 8 miles; post-office, Richmond, N. H., and Tully, Mass., 4 miles. Price, $1,000; cash at sale, $600; interest on balance, 5 per cent. There is wood and timber enough to pay for farm. Address, L. Everett Bixby, Warwick, Mass.

Sold, 1891.

Wendell.

Farm of 100 acres: mowing, 15; pasture, 40; woodland, 45; suitable for cultivation, 25. Land slopes to the south. Grass can be cut with a machine. Sugar bush, 100 trees. House, 28x32; shed, 12x24; 7 rooms; fair repair. Barn, 30x32, in fair repair, with cellar. Wood fence suitable to keep stock. Water from well. Fifty apple trees. There are 200 or 300 cords of wood on the place and timber sufficient to repair buildings. Railroad station, Wendell, 3 miles; post-office, Wendell, 1¾ miles. Price, $650; cash at sale, $200; interest on balance, 6 per cent. Address, Andrew Baker, Wendell, Mass.

Sold, 1893.

Farm of 25 acres: mowing, 4; pasture, 13; woodland, 8; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 14x20; L, 10x12; 5 rooms; fair repair. Barn, 20x30, in good repair, with cellar. Stone wall and wood fence in fair condition. Good well. Twelve apple trees. Railroad station, Wendell, 5 miles; post-office, New Salem, 2½ miles. There is a valuable growth of pine timber on the place. Price, $800; cash at sale, $500; interest on balance, 7 per cent. Would sell for $200 less, reserving the timber. Address, C. F. Pond, Hollis, N. H.

Farm of 5 acres: mowing, 5; suitable for cultivation, 5. Grass can be cut with a machine. House, 24x30; L, 14x20; 8

rooms; fair repair. Barn, 20x30, in good repair, with cellar. Half fenced with stone wall and half with rail. Good well. Twenty-five apple and 5 other fruit trees. Within 10 rods of church and school. Railroad station, Wendell, 3½ miles; post-office, Wendell, 4 rods. Price, $700; cash at sale, $350; interest on balance, 6 per cent. Address, Henry E. Holden, Orange, Mass.

Withdrawn, 1898.

Farm of 110 acres: mowing, 10 to 15; pasture, 40; woodland, 55; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, 24x30; L, 12x16; 7 rooms; good repair. Barn, 18x24, attached to L, in good repair. Fences and stone wall in poor condition. Good water in house. Fifty or more apple trees and 1 or 2 pear trees. Railroad station, Wendell, 6 miles; post-office, Locks Village, ¾ mile. Price, $850; cash at sale, $425; interest on balance, 6 per cent. Address, Warren Ames, Locks Village, Mass.

Sold, 1892.

Farm of 75 acres: mowing, 10: pasture, 15; woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. Cottage, 25x30; L, 16x20; 7 rooms; good repair. Barn, 28x32; shed, 28x12; both in very good repair. Mostly fenced with stone wall in good condition. Never-failing well. Seventy-five apple trees and 25 other fruit trees. Railroad station, Wendell, 2¾ miles; post-office, Wendell, 1½ miles. Price, $1,000; cash at sale, $700; interest on balance, 6 per cent. Address, A. J. Coburn, 16 Courtland Street, Everett, Mass.

Farm of 80 acres: mowing, 20; pasture, 30; woodland, 30; suitable for cultivation, 18. Most of the grass can be cut with a machine. House, 28x36, 6 rooms, good repair. Barn, 30x40, in fair repair, with cellar. Mostly fenced with stone wall. Well at buildings; spring in pasture. Fifty apple trees. Railroad station, Wendell, 5 miles; post-office, Wendell, 1½ miles. Price, $700; cash at sale, $200; interest on balance, 5 per cent. Address, Wallace Raymond, Wendell, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 45; suitable for cultivation, between 10 and 30. Grass can be cut with a machine. Sugar bush. House of 7 rooms; in need of some repairs. Barn, 30x40, with cellar, needs shingling. A shed capable of holding three or four teams connects the barn with the house. Some stone wall and rail fence, in fair condition. Good water supply at house and barn. About 20 apple trees and plenty of blackberries and blueberries. Railroad station, Wendell, 5 miles; post-office, Wendell, 1 mile. Price, $800; cash at sale, $500 or $600; interest on balance, 6 per cent. Address, Joseph Garrett, 4 Union Place, Worcester, Mass.

* Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 100 trees. House, 20x30; L, 15x12; 8 rooms; good repair. Barn, 24x30, not in very good repair, with cellar. Fences in poor condition. Running water to the house. Fifty apple, 6 pear, 2 plum and 2 quince trees, and some grape vines. Railroad station, Miller's Falls, 4 miles; Erving, 4 miles; post-office, Wendell, 3 miles; Farleyville, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Chas. J. Andrews, Miller's Falls, Mass.

Sold. 1893.

HAMPDEN COUNTY.

Blandford.

Farm of 280 acres: mowing, 80; pasture, 60 to 80; woodland, 120 to 140, at least thirty years' growth; suitable for cultivation, 40. Most of the grass can be cut with a machine. Sugar bush, 300 to 400 trees. No buildings. Brush and pole fence and some stone wall. Well and good spring. Fifty apple trees. Railroad station, Chester, 5 to 6 miles; post-office, North Blandford, 4 miles. Price, $1,200 to $1,500. Address, H. L. Smith, Chester, Mass.

Sold. 1892.

Farm of 120 acres: mowing, 35; pasture, 40; woodland, 45; suitable for cultivation, 35. Grass can be cut with a machine. Sugar bush, 100 trees. House, 30x40, 11 rooms, poor repair. Barn, 30x40, good repair. Stone wall and rail fence in fair condition. Good well. One hundred apple trees. Railroad station, Huntington, 3 miles; post-office, Huntington, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Alvah Bishop, Huntington, Mass.

Sold. 1892.

Farm of 750 acres: mowing, 110; pasture, 150; woodland, 490; suitable for cultivation, 75. Grass can be cut with a machine. Sugar bush, 2,000 trees. Two-story house of 10 rooms. One and one-half story house of 6 rooms. One and one-half story house of 7 rooms. Two of the houses are in comfortable condition. Six large barns, 5 of which are in good repair and 3 of which have cellars. Stone wall and rail fence. Good wells at each house and running water to one of the barns. Five hundred apple trees producing 1,000 bushels of fruit in bearing seasons. Railroad station, Huntington, 4 miles; post-office, Blandford Centre, 3 miles. Price, $10,000; cash at sale, $1,500; interest on balance, 5 per cent. Will sell either as one farm or as

* Not certified to.

three separate farms. Good fishing and hunting in the neighborhood. Address, Franklin Leonard, 15 Myrtle Avenue, Westfield, Mass.

Brimfield.

Farm of 160 acres: mowing, 25; pasture, 115; 20 acres of sprout land; suitable for cultivation, 25. All but 3 or 4 acres of the grass can be cut with a machine. Besides this there are 15 acres of meadow in Warren, $\frac{1}{4}$ mile distant, which will be included with the farm. Fences in pretty good condition. Good water supply. About 100 apple trees. Railroad station, West Brimfield, $1\frac{1}{4}$ miles; post-office, West Brimfield, $1\frac{1}{4}$ miles. Price, $1,300; cash at sale, $500; interest on balance, 6 per cent. Address, Michael T. Brosnahan, West Warren, Mass.

Farm of 80 acres: mowing, 20; pasture, 38; woodland, 12; suitable for cultivation, 10. House, 25x25, 6 rooms, poor repair. Barn, 25x60, in poor repair. Mostly fenced with stone wall in fair condition. Water supply from brook and wells. About 20 apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{2}$ miles. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Farm is located partly in Brimfield and partly in Wales. Address, H. K. Wight, Indian Orchard, Mass.

Withdrawn, 1893

Farm of 115 acres: mowing, 45; pasture, 20; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x28; 7 rooms, good repair; no L, but building 20x24, joining the house. Barn, 35x45, in good repair, with cellar. Was built in 1888. Wooden fences in fair condition. Water supply from brook. About 100 apple and 8 other fruit trees. Railroad station, 4 miles; post-office, Monson, 4 miles. Price, $1,000; cash at sale, $300; interest on balance, 5 per cent. Address, E. P. Hynes, Monson, Mass.

* Farm of 36 acres: mowing, 16; pasture, 20; suitable for cultivation, 12. Most of the grass can be cut with a machine. House, 20x28; L, 14x40; 6 rooms; poor repair. Barn, 24x30, in good repair. Rail and wire fences in good condition. Never-failing well and brooks. Sixteen apple trees. Railroad station, Palmer, 9 miles; post-office, Wales, $1\frac{1}{4}$ miles. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, J. C. Burley, Wales, Mass.

Chester.

Farm of 85 acres: mowing, 25; pasture, 55 to 60; suitable for cultivation, 20. Grass can be cut with a machine. No buildings. Stone wall in good condition. Well watered by springs. Remains

* Not certified to.

of an old apple orchard and a few other old fruit trees. Railroad station, Chester Depot, 2½ miles; post-office, Chester Centre, 2 miles. School within ¼ mile. Price, $500; cash at sale, $125; interest on balance, 6 per cent. Address, Wm. B. Taylor, Saratoga Springs, N. Y.

Farm of 120 acres: mowing, 40; pasture, 40; woodland, 40; suitable for cultivation, 10. Grass can be partly cut with a machine. Sugar bush, 200 large and 1,500 small trees. House, 40x20; L, 22x18; 5 rooms; good repair. Barn, 30x40, with sheds, good repair. Stone wall mostly in good condition. Running water from spring. Seventy-five grafted and 100 common apple trees, 1 nice peach and 3 pear trees, besides quinces and grapes. Railroad station, Huntington, 7 miles; post-office, Littleville, 2 miles. Price, $1,000; cash at sale, $400; interest on balance, 5 per cent. There is a hand hay press in good repair. Address, O. W. Beach, Chester, Mass.

Farm of 170 acres: mowing, 30; pasture, 70; woodland, 70; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. Sugar bush, 500 trees. House burned down. Barn, 40x40; barn, 15x30; barn, 18x30; all in fair repair. Mostly fenced with stone wall. Well and running water. Apples, peaches, plums, pears and grapes. Railroad station, Huntington, 6 miles; post-office, Littleville, 2 miles. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Sold, 1892.

Granville.

Farm of 390 acres: mowing, 25; pasture, 150; woodland, 150; suitable for cultivation, 50. About two-thirds of the grass can be cut with a machine. House, 30x40; L, 18x35; 12 rooms; fair repair. Barn, 30x50; barn, 15x20, and horse barn and sheds; newly built in 1883 or 1884; cellar under the large barn. Rail and wire fence in fair condition. Well at house, springs and streams at barn and in all pastures. Twenty-five to 30 apple and 4 or 5 pear trees. Railroad station, Westfield, 11 miles; post-office, West Granville, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, William G. Snow, East Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 50; woodland and waste, 30; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 34x24, two story; L, 16x14; 12 rooms; fair repair. Horse barn, 24x24, barn cellar, good repair; small stock barn in good repair. Running water from pure spring at house and barn. Forty-five apple and 10 other fruit trees

Sold, 1893.

besides grape vines. Railroad station, Southwick, 8 miles; post-office, East Granville, 1½ miles. Price, $1,600; cash at sale, $800; interest on balance, 6 per cent. Address, James H. Seymour, Granville, Mass.

Farm of 100 acres: mowing, 20; pasture, 20; woodland, 30 to 35; suitable for cultivation, 10. Some of the grass can be cut with a machine. House, 30x20; L, 18x12; 7 rooms; poor repair. Small barn in poor repair. Stone wall and wire fence in fair condition. Water from spring. Twelve or 15 apple trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. A. B. Spelman, 57 North Elm Street, Westfield, Mass.

Sold, 1892.

* Farm of 135 acres: mowing, 35 to 40; pasture, 60; woodland, 40; suitable for cultivation, 40. There are also 80 acres adjoining, not included in this estimate. Most of the grass can be cut with a machine. House, 40x30; L, 25x18; 14 rooms; good repair. Two barns, each 40x30; horse-barn and sheds all in good repair. Stone wall and wooden fence in fair condition. Good well. Good young orchard of choice apple trees; also peach and plum trees. Railroad station, Westfield, 7 miles; post-office, Granville, 2½ miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Tools, etc., can go with the place if desired. Address, W. C. Clark, 52 Broad Street, Westfield, Mass.

Withdrawn, 1893.

Farm of 40 acres: mowing, 10; pasture, 30. Grass cannot be cut with a machine. House, 28x30; L, 16x24; 9 rooms; not in very good repair. Barn, 30x40, in fair repair. Fences not in very good condition. Good well. Fifty apple trees. Railroad station, Southwick, 10 miles; post-office, West Granville, ¼ mile; Price, $700; cash at sale, $500; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

Sold, 1892.

Farm of 250 acres: mowing, 60; pasture, 100; woodland, 90; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 250 trees. House, 24x28; L, 22x40; L, 18x20; 12 rooms; good repair. Barn, 44x44; barn, 30x40; barn, 24x26; all in good repair. Stone wall and rail fence. Plenty of spring water. Five hundred apple trees. Railroad station, Westfield, Mass., New Hartford, Conn.; post-office, West Granville, 2¼ miles. Orchard yields 200 barrels of winter apples every year. Price, $3,000; cash at sale, $2,000; interest on balance, 6 per cent. Address, M. C. Moore, Westfield, Mass.

* Not certified to.

Hampden.

Farm of 80 acres: mowing, 35; pasture, 40; woodland, 5; suitable for cultivation, 40. Grass can be cut with a machine. Large two-story house; L, 16x24; 15 rooms; fair repair. Barn, 40x50, two sheds, in fair repair, with cellar. Stone wall and rail fence not in first-class shape. Well water at house and barn. One hundred apple and 20 pear trees. Post-office, Hampden, 1½ miles; North Wilbraham and Monson railroad stations are about 5 miles from farm; East Longmeadow, about 6½ miles. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Address, J. F. Whitaker, East Longmeadow, Mass.

Sold, 1893.

Holland.

Farm of 130 acres: mowing, 20; pasture, 30; woodland, 80; suitable for cultivation, 30. Part of the grass can be cut with a machine. One and a half story house, 22x32; L, 14x20; 10 rooms; good repair. Two barns, 32x16 and 16x12, in good repair. Stone wall and rail and slab fence in poor condition. Never-failing well. About 50 apple, 2 pear and 5 peach trees and some good grapes. Railroad station, Southbridge, 9 miles; post-office, Mashapaug, Conn., 1 mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. There is an old saw and grist mill on the place, which is somewhat run down, but could be repaired and would have a good deal of work. Would sell buildings and 10 acres of land for $600. Address, George Wallace, Mashapaugh, Conn.

* Farm of 80 acres: mowing, 12; pasture, 40; woodland, 20; suitable for cultivation, 12. Grass can be cut with a machine. House, 28x30, 6 rooms, fair repair. No barn. Stone walls in poor condition. Good well. One hundred apple, 8 peach, 6 pear trees and 6 quince bushes. Railroad station, Southbridge, 9 miles; post-office, Holland, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. Saw-mill adjoining farm. Address, L. M. Howlett, Worcester, Mass.

Withdrawn, 1893.

* Farm of 75 acres: mowing, 10; pasture, 50; woodland, 20; suitable for cultivation, 20. Grass cannot be cut with a machine. Two-story house, 10 rooms, poor repair. No barn, but a barn cellar. Stone walls and rail fence. Not a very good water supply. Seventy-five apple trees, besides peaches and grapes. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, O. M. Kinney, Palmer, Mass.

* Not certified to.

Monson.

Farm of 150 acres: mowing, 50; pasture, 50; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. Two-story house, 30x40; L, 15x20; 12 rooms; not in very good repair. Barn, 36x40, not in very good repair. Stone wall in good condition. Well at house, brook and springs in lot. From 20 to 30 young apple trees, besides peaches, cherries and pears. Railroad station, Palmer or Monson, 2 miles; post-office, Monson, 2½ miles. Price, $2,000, all in cash. Address, C. M. Frederick, Enfield, Mass.

Sold, 1893.

Farm of 75 acres: pasture, 25; woodland, 50. No buildings. Water supply good. About 50 apple trees. Railroad station, Monson, 4 miles; post-office, Monson, 4 miles. Price, $500; cash at sale, $200; interest on balance, 6 per cent. Timber consists of pine, chestnut, oak and some walnut. Address, Carlton Bradway, Stafford, Conn.

Withdrawn, 1893.

Farm of 90 acres: mowing, 20; pasture, 30; woodland, 30, about 1,000 cords of wood; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 30x40; L, 20x30; 9 rooms; good repair. Barn, 30x60, in good repair. Board and rail fence and stone wall in fair condition. Running water from spring. Thirty or 40 apple trees and 8 or 10 other fruit trees. Three minutes' walk from school and 3 miles from church. Railroad station, Monson, 3½ miles; post-office, Hampden, 3 miles. Price, $1,500; cash at sale, from $500 up to $800; interest on balance, 6 per cent. Would sell for $1,250 cash, or would exchange for city property. Address, Mrs. C. M. Handyside, 27 Osgood Street, Springfield, Mass.

Farm of 46 acres: mowing, 14; pasture, 19; woodland, 13; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 30x36; L, 16x18; 10 rooms; very good repair. Barn, 26x32, in fair repair. Mowing mostly fenced with stone wall and pasture mostly with wooden fence. Good water supply. Twenty-three apple and 6 other fruit trees. Railroad station, Monson, 3½ miles; post-office, Monson, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5 per cent. Address, A. C. Smith, Bondsville, Mass.

Tolland.

Farm of 165 acres: mowing, 50; pasture, 60; woodland, 55; suitable for cultivation, 40. Two-thirds of the grass can be cut with a machine. Sugar bush, 600 trees. House, 22x26; L, 25x20; 10 rooms; good repair. Three barns, each 40x30, all in fair repair. Pole and rail fences in good condition. Large

spring and good well. Two hundred apple trees, besides pears, plums, grapes and cherries. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 1½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, W. F. Hale, Tolland, Mass.

Farm of 425 acres: mowing, 40; pasture, 50; woodland, 335; suitable for cultivation, 75. Two-thirds of the grass can be cut with a machine. Sugar bush, 3,000 trees. Two-story house, 30x45; L, 30x40; 13 rooms; not in very good repair. Barn, 30x40; barn, 25x35; barn, 25x35; all in fair repair. Stone wall and pole fence in good condition. A good well and spring. Three hundred apple and a few plum and pear trees. Railroad station, Chester, Becket, or Winsted, Conn., 14 miles; post-office, Tolland, 1 mile. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. There is more than enough timber on the farm to pay for it. Address, C. N. Marshall, Tolland, Mass.

Farm of 73 acres: mowing, 20; pasture, 20; woodland, 33; suitable for cultivation, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House, 26x32; L, 24x28; L, 20x30; good repair. Two large barns and two cow-houses all in good repair; hen-house, hog-pen and wagon-house in addition. Stone walls in good condition. Well and brook. From 100 to 150 apple trees, pear, peach and cherry trees. Railroad station, Winsted, Conn., 12 miles; post-office, Tolland, 3 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address Edward L. Tinker, Bristol, Conn.

Farm of 200 acres: mowing, 50; pasture, 125; woodland sufficient for farm use; suitable for cultivation, 50. A portion of the grass can be cut with a machine. House, 24x30; 6 rooms; needs some repairs. Three barns of good size, in fair repair. Stone wall and barbed-wire fence in good condition. Well for house and springs for pasture. Fifty apple trees. The fences have been thoroughly repaired within a year. Have cut 35 tons of hay for several years. Railroad station, Winsted, Conn., 9 miles; post-office, Colebrook River, Conn., 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Bronson Brothers, Winchester, Conn.

Wales.

Farm of 200 acres: mowing, 35; pasture and woodland, 150; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, 24x30; one and one-half story L, 16x20; 10 rooms; good repair. Barn, 28x35; barn, 26x30; shed 40 feet

long; all in fair repair. About half fenced with stone wall, the balance in fair condition. Never-failing spring and well at house. Two hundred apple, 20 walnut and 4 pear trees. Railroad station, Stafford Springs, Conn., 6 miles; post-office, Wales, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, John Gavin, Monson, Mass.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 40. About all of the grass can be cut with a machine. House, 30x60, 6 rooms, will be put in good repair. Two barns, each 40x60, one in good and the other in fair repair. Stone wall and rail fence, mostly in good condition. Six wells, frontage on pond and 2 brooks which are never dry. Seventy-five to 100 apple trees. Railroad station, Monson, 6 miles; post-office, Wales, ½ mile. Price, $1,400; cash at sale, $700; interest on balance, 6 per cent. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 75 acres. Grass cannot be cut with a machine. Sugar bush, 25 to 30 trees. No house. Barn, 30x50, in very good repair. Stone wall and rail fence in poor condition. Quite a number of apple trees and some cherries. Railroad station, Belchertown, 2½ miles; post-office, Belchertown, 2 miles. Price, $250, all in cash. Farm taken for debt; have never examined, but am told that there is timber enough for railroad ties to more than pay for the place. Address, Joseph Dart, 70 Thomas Street, New York City, N. Y.

Sold, 1892.

Farm of 150 acres: mowing, 45; pasture, 50; woodland, 55; suitable for cultivation, 50. Two-thirds of the grass can be cut with a machine. Two-story house, 37x26; L, 30x17; 13 rooms; good repair. Barn, 65x42, in good repair, with cellar. Three-fourths fenced with stone wall, the rest in poor condition. Abundant water supply. Thirty apple and 6 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 4 miles. Price, $3,500. Address, Edson M. Walker, Monson, Mass.

Sold, 1893.

Farm of 65 acres: mowing, 25; pasture and woodland, 40; suitable for cultivation, most all of it. Most of the grass can be cut with a machine. One-story house, 30x40; L, 16x20; 8 rooms; good repair. Barn, 80x32, with horse barn, 28x28, both in good condition. Mostly fenced with stone wall. Two good wells.

Sold, 1893.

About 100 apple trees. Railroad station, Belchertown, 1¾ miles; post-office, Belchertown, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 5 per cent. Address, John W. Walker, Granby, Mass.

Farm of 140 acres: mowing, 20; pasture, 70; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x38; L, 20x45; 8 rooms; fair repair. Barn, 40x45, fair repair. Hen-house, 12½x26. Stone wall and rail fence in fair condition. Good well. About 50 apple, 1 peach and 6 plum trees. Berries in abundance. Railroad station, Belchertown, 3½ miles; post-office, Belchertown, 4 miles. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Edgar S. Lane, Belchertown, Mass.

Sold, 1892.

Farm of 110 acres: mowing, 30; pasture, 40; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 28x30; L, 18x24; 8 rooms; good repair. Barn, 36x48, in good repair, with cellar. Stone wall and rail fence in fair condition. Pump in house and running water at barn. Thirty apple and 15 other fruit trees. Railroad station, Dwight or Pansy Park, 1½ miles; post-office, Dwight, 1½ miles. Price, $850, all in cash. The wood is mostly pine, with some maple, etc. Address, Mrs. John Cody, Dwight, Mass.

Sold, 1892.

Chesterfield.

Farm of 250 acres: mowing, 100; pasture, 100; woodland, 50; suitable for cultivation, 100. About half of the grass can be cut with a machine. House, 40x36; house, one and one-half story, 30x24; L, 18x24; 12 rooms; good repair. Barn, 40x50; barn, 32x40; both need some repairing. Mostly fenced with stone wall. Running water to house and barn from 3 springs. Sixty bearing and a quantity of small apple trees. Railroad station, Huntington, 9 miles; post-office, South Worthington, 1 mile. Price, $2,500; cash at sale, $1,500; interest on balance, 5 per cent. Near school and 1 mile from church. Address, Mrs. E. M. Castle, South Worthington, Mass.

Farm of 170 acres: mowing, 20; pasture, a few acres; suitable for cultivation, 8 or 10; balance in woodland. Ten acres of the grass can be cut with a machine. Sugar bush, 130 trees. House, 22x30, one and one-half story, 5 rooms, good repair. Barn, 22x30, good repair. Fences in good condition. Two wells. Some grafted apple trees and any quantity of natural fruit; a few peach, 2 or 3 quince and 3 or 4 pear trees. Railroad station, Leeds, 6 miles; post-office, Chesterfield, 4 miles. Price, $850;

Withdrawn, 1892.

cash at sale, $250; interest on balance, 5½ per cent. Address, Reuben W. Clapp, Westhampton, Mass.

Farm of 60 acres: mowing, 10; pasture, 20; woodland, 30; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 300 old and 1,500 young trees. No buildings. Stone wall not in good condition. Fifty grafted and 100 other apple trees. Railroad station, Williamsburg, 9 miles; post-office, Chesterfield, 2½ miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. There are 1½ acres of land, with good buildings and all kinds of fruit, which will be sold to go with this place if desired. Address, Orson P. Torrey, 58 High Street, Northampton, Mass.

Farm of 130 acres: mowing, 45; pasture, 50; woodland, 35; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 250 trees. One and one-half story house, 6 rooms, in rather poor condition. Barn, 30x40, in fair repair. Stone wall and pole fence in fair repair. Two wells. Some apple trees; natural fruit. Railroad station, Williamsburg, 6 miles; post-office, Chesterfield, ¾ mile. Place beautifully situated, with a view of eight different towns. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Franklin H. Bryant, Chesterfield, Mass.

Withdrawn. 1893.

Farm of 160 acres: mowing, 25; pasture, 75; woodland, 60; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 300 trees. One and one-half story house, with L, 20x30; 8 rooms; in fair repair, with wood-shed attached. Barn, 25x50, in fair repair, with cellar. Stone wall and pole fence. Running water at barn and house. Two hundred grafted apple trees and a large number of natural fruit. Railroad station, Williamsburg, 5 miles; post-office, Chesterfield, 2 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Mrs. Franklin Bryant, Chesterfield, Mass.

Enfield.

Farm of 160 acres: mowing, 15; pasture, 30; woodland, 100; suitable for cultivation, 15. Grass can be cut with a machine. Cannot tell the size of house, and it is nearly worthless. Barn, 30x40, fair repair. Rail fence in poor condition. Water from spring. Railroad station, Enfield, 2½ miles; post-office, Enfield, 2½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, A. S. Atkins, Westfield, Mass.

Withdrawn. 1892.

Middlefield.

Farm of 400 acres: mowing, 40; pasture, 200; woodland, 160; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 200 trees. House, 30x24, 8 rooms, fair repair; L in poor condition. Barn, 60x26, and an addition, 30x20, has a barn cellar and is in fair repair. Stone wall and brush fence. Running spring water at both house and barn. Two hundred or 300 apple and a few pear and peach trees. Railroad station, Chester, 2½ miles, Middlefield, 1½ miles; post-office, Chester, 2½ miles. Timber is worth more than price of farm. Price, $3,000; cash at sale, $1,500; interest on balance, 6 per cent. Farm is well adapted to either fruit-growing or dairying. Address, W. P. Alderman, Chicopee, Mass.

Farm of 140 acres: mowing, 40; pasture, 100; woodland, 30; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush of young trees. House, 20x35; L, 12x25; 6 rooms; good repair. Barn, 30x40; barn, 40x50; both in good repair. Mostly fenced with stone wall in good condition. Good well. A large number of apple trees. Railroad station, Becket, 2 miles; post-office, Becket, 2 miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Geo. L. Johnson, Becket, Mass.

* Farm of 200 acres: mowing, 40; pasture, 100; woodland, 60; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, over 100 trees. House, 25x30; L, 15x20; 11 rooms; fairly good repair. Barn, 30x40, barn cellar, not in very good repair. Nice spring water. A few apple trees. Railroad station, Middlefield, 4 miles; post-office, less than 1 mile. Price, $1,000; cash at sale, $500; interest on balance, 5 per cent. Address, Merrick A. Marcy, Hartford, Conn.

Sold, 1892.

Northampton.

Farm of 12 acres; mowing, 12; suitable for cultivation, 12. Grass can be cut with a machine. Sugar bush, 100 trees. House, 25x40; L, 15x30; 7 rooms; needs considerable repairs. Barn, 25x30, in tolerable repair. There are practically no fences. Water supply from Manhan River and Turkey Brook. Perhaps 75 apple and 12 other fruit trees. Railroad station, Easthampton, 4 miles; post-office, Westhampton, 2½ miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. Address, Lewis H. Clark, Macedon Centre, N. Y.

* Not certified to.

Pelham.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 20. Grass can be cut with a machine. One and one-half story house, 8 rooms, needs some repairs. Barn, 40x40, needs some repairs, with cellar. Rail fence and stone wall in fair condition. Well at house and running water at barn. Railroad station, Amherst or Belchertown, 6 miles; post-office, Pelham, ½ mile. Price, $600; cash at sale, $400; interest on balance, 5 per cent. School and church, ½ mile distant. Address, Herbert S. Johnson, East Amherst, Mass.

Withdrawn, 1892.

Farm of 58 acres: mowing, 30; pasture, 6; woodland, 22; suitable for cultivation, 4 or 5. Part of the grass can be cut with a machine. One-story house, 24x24; 5 rooms; not in very good repair. Barn, 18x15, poor repair. Rail fence. Two wells. Thirty or 40 apple and 56 peach trees and some grapes. Railroad station, Enfield, 6 miles; post-office, Pelham, 1 mile. Price, $600, all in cash. Address, W. S. Thornhill, Palmer, Mass.

Withdrawn, 1893.

Plainfield.

Farm of 123 acres: mowing, 35; pasture, 45; woodland, 40; suitable for cultivation, 35. All but one or two acres of the grass can be cut with a machine. Sugar bush, 200 trees. One-story house, 31x36; L, 12x15; 10 rooms; good repair. Barn, 30x40; barn, 38x20; both need some repairs. Mostly fenced with stone wall. Running water at house and barn. About 50 grafted and 70 ungrafted apple trees; 5 other fruit trees. Good cranberry bog on place, and enough soft-wood timber to do all repairing. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1¼ miles. Price, $1,400; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. L. Willcut, Plainfield, Mass.

Withdrawn, 1893.

Farm of 50 acres: mowing, 25; pasture, 25; suitable for cultivation, 25. Sugar bush, 50 trees. Grass can be cut with a machine. House, 34x24; L, 24x24; 9 rooms; good repair. Barn, 32x30, in good repair. Stone walls in good condition. Running water. Fifty apple and 12 pear and plum trees. Railroad station, Charlemont, 8 miles; post-office, Plainfield, 1¼ miles. There is a good hen-house and wagon shed and plenty of grapes, quinces and berries. Price, $800; cash at sale, $400; interest on balance, 4 per cent. Address, Lafayette Burt, Plainfield, Mass.

Prescott.

Farm of 30 acres: mowing, 25; woodland, 5. House, 22x30, 4 rooms, poor repair. Barn, 24x32, in poor repair. Rail fence in good condition. Thirty apple trees. Railroad station, Greenwich Village, 4 miles; post-office, North Prescott, 2½ miles. Address, Mrs. A. D. Thayer, North Prescott, Mass.

Withdrawn, 1893.

Ware.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 10. Part of the grass can be cut with a machine. House, one and one-half story; L, one story; 9 rooms; good repair. Barn, 35x40, barn cellar, good repair. Stone wall and wire fence in good condition. Good water supply. Fifty to 75 apple trees of all kinds; fruit trees of nearly all the other kinds. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Large hennery, good carriage and wood shed. Church and school ½ mile distant. Address, Warren V. Howard, Ware, Mass.

Sold, 1892.

Farm of 80 acres: mowing, 15; pasture, 30; woodland, 35; suitable for cultivation, 17. Most of the grass can be cut with a machine. House, 30x40; L, 14x42; 10 rooms; in fair repair. Barn, 30x40, in fair repair. Hen-house, 14x20. Mostly fenced with stone wall in fair condition. Good water supply. Over 70 apple and 30 other fruit trees. Railroad station, Ware, 2 miles; post-office, Ware, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Lydia M. Hoyt, Ware, Mass.

Farm of 65 or 70 acres: mowing and pasture enough to keep 12 head of stock; wood enough for home use; several acres suitable for cultivation. Mowings in fine condition. House burned, but cellar in excellent condition to build upon. Barn, 50x30, in excellent repair, with a very good cellar. Barbed-wire fence in fair condition. First-class water supply. Enough apples, cherries, plums, pears and currants for home use. Railroad station, Ware, 1 mile; post-office, Ware, 1 mile. Price, $1,500; all in cash if possible. Address, D. C. Raymond, South Framingham, Mass.

Farm of 150 acres: woodland, 50; cannot give the other divisions exactly. Not much of the grass can be cut with a machine. House, about 40 foot front, 8 rooms, poor repair. No barn. Stone wall and rail fence in poor condition. Two wells. Twelve apple and about a dozen cherry trees. Railroad station, Ware, 2½ miles;

Withdrawn, 1893.

post-office, Ware, 2½ miles. Price, $1,050; cash at sale, $200; interest on balance, 5 per cent. Address, Mrs. Mary E. Eaton, Ware, Mass.

Farm of 80 acres: mowing, 15; pasture, 25; woodland, 20; suitable for cultivation, 20. Nearly all the grass can be cut with a machine. House, 30x35; L, 15x25; 14 rooms; good repair. Barn, 40x48, in good repair, with cellar. Good water supply. Wire fence and stone walls in good condition. One hundred and fifty apple, 25 pear and 20 plum trees. Railroad station, Ware, ⅓ mile; post-office, Ware, ½ mile. Price, $4,500; cash at sale, $2,500; interest on balance, 6 per cent. Schools and churches near by. Address, J. H. Cummings, Ware, Mass.

Sold, 1892.

Worthington.

Farm of 230 acres: mowing, 45; pasture, 125; woodland, 60; suitable for cultivation, 40. Nearly all of the grass can be cut with a machine. Sugar bush, 800 to 1,000 trees. No buildings. Good cellar to build on at both house and barn. Stone wall and rail and brush fence in fair condition. Running water from good spring through iron pipes. Quite a large orchard, including early, medium, late and winter fruit, with some pears and plums. Railroad station, Huntington, 12 miles; post-office, Worthington, 1½ miles; mail received daily at store ½ mile distant. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Abbie W. Stewart, 167 Spring Street, Springfield, Mass.

Sold, 1892.

Farm of 200 acres: mowing, 40; pasture, 160; woodland, 50; suitable for cultivation, 30. Thirty acres of the grass can be cut with a machine. Sugar bush, 60 trees. No house. Barn, 30x50, in fair repair. Mostly fenced with stone wall in good condition. Well. Fifty apple trees. Railroad station, Huntington, 12 miles; post-office, Worthington, 2 miles. Price, $600; cash at sale, $200; interest on balance, 6 per cent. Address, Mrs. Hattie C. Beach, Worthington, Mass.

MIDDLESEX COUNTY.

Ashby.

Farm of 65 acres: mowing, 10 or 11; pasture, 12; woodland, 42; suitable for cultivation, 30. All but half an acre of the grass can be cut with a machine. House, 18x40; L, 20x64; 8 rooms; good repair. Barn, 25x48, in good repair. Stone walls in good condition. Two wells and a good spring. Twenty-one apple, 9

plum, 3 apricot, 2 peach and 6 pear trees. Railroad station, Ashburnham, 4 miles; post-office, Ashby, 2 miles. Price, $1,550; cash at sale, $775; interest on balance, 5 per cent. Address, Chas. V. Bogart, 32 Russell Street, Nashua, N. H.

Billerica.

Farm of 25 acres: woodland, 15, young growth; suitable for cultivation, 10. Two-story house, 7 rooms; one-story L. House in good repair. Barn, 15x15, poor repair. Well. Three apple trees. Railroad station, East Billerica, 10 minutes' walk; post-office, East Billerica, 10 minutes' walk. Six miles to Lowell. Price, $1,400; cash at sale, $300; interest on balance, 6 per cent. Address, G. A. Kimball, Worcester, Mass.

Sold, 1892.

Dunstable.

Farm of 50 acres: mowing, 20; pasture, 15; woodland, 15; suitable for cultivation, 15. Twelve acres of the grass can be cut with a machine. Two-story house, 18x38; one and one-half story L, 18x22; one-story L, 20x49; 12 rooms; good repair. Barn, 38x63, in good repair, with cellar. Mostly fenced with stone wall in good condition. Good well of soft water at house, and water from a never-failing spring at the barn. One hundred apple, 3 pear and 2 cherry trees. Railroad station, East Groton, ¾ mile; post-office, Dunstable, 2 miles. Price, $3,500; cash at sale, $1,750; interest on balance, 5 per cent. Located within one mile of grist-mill, saw-mill and box-shop. Address, Ira B. Hall, Dunstable, Mass.

Withdrawn, 1892.

Hudson.

Farm of 40 acres: mowing, 6; pasture, 28; woodland, 6; suitable for cultivation, 12. Grass can be cut with a machine. House is of no account. Barn, 30x40, in fair repair, with cellar. Stone wall and rail fence in rather poor condition Running brook and good well. Fifty to 60 apple trees. Railroad station, Rock Bottom, 2 miles; post-office, Rock Bottom, 2½ miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent, if $100 per year is paid. Address, Mary Collins, Maynard, Mass.

Withdrawn, 1893.

Holliston.

* Farm of 40 acres: mowing, 7; pasture, 20; woodland, 13; suitable for cultivation, 12. Grass can be cut with a machine. Sugar bush, 100 trees. Cottage house, with L, 9 rooms, in

Withdrawn, 1892.

* Not certified to.

good repair. Barn, 30x30, in need of some repairs. Fenced by stone wall. Two excellent wells and pump in house. Apple, pear, quince and plum trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. On high land and very pleasantly located. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, Mrs. Fannie E. Ripley, Box 85, Holliston, Mass.

Farm of 120 acres: mowing, 10; pasture, 50; woodland, 60; suitable for cultivation, 40. Part of the grass can be cut with a machine. House, 24x32, 9 rooms, fair repair. Barn, 24x30, fair repair. Mostly fenced with stone wall in poor condition. Wells. Fifty apple and a few other fruit trees. Railroad station, Braggville, 1½ miles; post-office, Braggville, 1½ miles. Price, $2,500; cash at sale, $800; interest on balance, 6 per cent. Address, R. C. Hill, Milford, Mass.

Littleton.

* Farm of 45 acres: mowing, 20; pasture, 20; woodland, 5; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x35; L, 20x30; 10 rooms, not in good repair. Barn, 40x40, in quite good repair, with cellar. Mostly stone walls in fair condition. Two wells and water in pasture. Fifty or more apple trees. Railroad station, Littleton, 1½ miles; post-office, Littleton, 1½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. David Tenney, Manchester, Mass.

Natick.

Farm of 91 acres: mowing, 12; pasture, 64; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. Two-story house, small L, 8 rooms, poor repair. Barn, 75x40, in good repair, with barn cellar. Stone wall in good condition. Two springs and Charles River. About 25 apple trees. Railroad station, Wellesley, 2 miles; post-office, South Natick, ½ mile. Price, $4,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, V. Boinay, South Natick, Mass.

Sold, 1893.

North Reading.

Farm of 200 acres: mowing, 25; pasture, 100; woodland, 75; suitable for cultivation, 50. Grass can be cut with a machine. House, 20x40, 6 rooms, not in very good repair. Barn, 30x50, fair condition, with cellar. Mostly fenced with stone wall in fair condition. Good water supply. One hundred and fifty apple

* Not certified to.

trees. Railroad station, North Reading, 2 miles; post-office, Middleton, 1½ miles. Price, $3,200; cash at sale, $800; interest on balance, 6 per cent. Address, Calvin Putnam, Danvers, Mass.

Shirley.

Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. Two-story house, 22x25; small L with wood-shed attached; 7 rooms; fair repair. Large barn, in good repair, with cellar. Well at house and another at barn. Forty-five apple trees and some pear and crab-apple trees. Situated on high land, not far from two manufactories. Railroad station, West Groton, 1 mile; post-office, West Groton, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Peter Tarbell, Ayer, Mass.

Sold, 1892.

Stow.

Farm of 120 acres: mowing, 30; pasture, 50; woodland, 40; suitable for cultivation, 50. Grass can be cut with a machine. No house. Barn, 36x40, in poor repair. Mostly fenced with stone wall in fair condition. Good water supply. Two hundred and twenty-five apple trees, 14 pear, 3 quince, 6 cherry and 20 peach trees, besides 6 young grape vines and a quantity of raspberry and blackberry bushes. Railroad station, Whitman's Station, ¼ mile; post-office, Rock Bottom, 1 mile. Price, $4,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Jerome Barton, Rock Bottom, Mass.

Farm of 84 acres: mowing, 30; pasture, 24; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House of 10 rooms; small L, with woodshed and carriage-house attached; good repair. Barn, 60x40, needs a little repairing. Three wells. Stone walls and fences in good condition. Ninety apple, 2 crab-apple, 1 cherry and 4 pear trees. Railroad station, Hudson, 4 miles; post-office, Stow, 2 miles. Price, $3,000; cash at sale, $1,500; interest on balance, 5 per cent. Address, Martin Shaughnesy, Hudson, Mass.

Tewksbury.

Farm of 280 acres: mowing, 25; pasture, 85; woodland, 170; suitable for cultivation, 80. Nearly all the grass can be cut with a machine. House, 40x30; L, 25x14; 10 rooms; very fair repair. Barn, 60x35, in good repair, with cellar. Stone wall,

wire and wooden fence in good condition. Water from 2 wells and the river. Thirty apple trees. Railroad station, Silver Lake, 1¼ miles; post-office, East Billerica, 1½ miles. Price, $4,500; cash at sale, $2,250; interest on balance, 5 per cent. There is a cranberry meadow and good fishing on the place. Address, Z. P. Foster, Tewksbury, Mass.

Sold, 1893.

Townsend.

Farm of 50 acres: mowing, 10; pasture and woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x30; L, 24x15; 10 rooms; fair repair. Barn, 40x40, in fair repair. Fences not in very good condition. Good water supply. Twenty-five or 30 apple and 10 plum trees. Railroad station, Townsend, 2½ miles; post-office, Townsend, 2½ miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Should say there were between 200 and 300 cords of timber on farm and about 300 cords of wood. Address, James H. Dixon, Mason, N. H.

NANTUCKET COUNTY.

Nantucket.

Farm of 42 acres: mowing, 42; suitable for cultivation, 42. Grass can be cut with a machine. Good one and one-half story cottage house; large L; 8 rooms; fair repair. Large barn in fair repair. Poor fences. Wells; also on shore of a pond. Railroad station, Nantucket, 20 minutes' walk; post-office, Nantucket, 20 minutes' walk. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Ocean surf one mile from house. Address, Almon T. Mowry, Nantucket, Mass.

Sold, 1893.

* Farm of 28 acres: mowing, 12; 7 acres of peat swamp and cranberry bog; suitable for cultivation, 6. Grass can be cut with a machine. One and one-half story house; fifteen-foot L; 8 rooms; good repair. Barn, 44x30, in quite good repair. Partly fenced with board and part with rail. Cistern and well. Railroad station, Siasconset, 3 miles; post-office, Siasconset, 3 miles; 6 miles from Nantucket. Price, $1,200; all in cash. Address, Robert Mooney, Nantucket, Mass., Polpis Village.

Farm of 35 acres: mowing, 35; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x30, 7 rooms, fair repair. Barn, 30x30; barn, 28x30, in fair repair, with large root cellar. Board and rail fence. Well at house, cistern at barn, and

* Not certified to.

pond fed by spring on the place. Railroad station, Woods Holl, 20 miles; post-office, Nantucket, 1¾ miles. Price, $1,900, all in cash. Under this price will be included a good lot of farming tools and a pair of matched bay mares. Fine view of town and ocean. Address, Charles G. S. Austin, 299 Hermitage Avenue, Chicago, Ill.

NORFOLK COUNTY.

Canton.

* Farm of 90 acres: mowing, 22; pasture, 28; woodland, 40; suitable for cultivation, 26. Grass can be cut with a machine. Two-story house, about 40x25, 6 rooms, poor repair. Barn, 50x30; barn cellar, poor repair. No fences except one wall. Well. Railroad station, Canton Junction, 1½ miles; post-office, Ponkapog, 1 mile. Price, $5,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Edwin Wentworth, Canton, Mass.

Withdrawn 1893.

Medfield.

Farm of 79 acres: considerable mowing land; pasture, 25; good deal of woodland; suitable for cultivation, 20. Grass can be cut with a machine. Two and one-half story house, 12 rooms, fair repair. Barn, 30x40, in fair repair, with cellar. Stone walls and a good wooden fence around house. Good water supply. Apple orchard. Included with the farm is a valuable water privilege, a new two-story grist-mill with all new machinery, a shingle mill and circular saw-mill. Railroad station, Medfield, 1 mile; post-office, Medfield, 1 mile. Price, $6,000, all in cash. Address, Eliza R. Richardson, Box 116, Medfield, Mass.

Sold, 1893.

Norfolk.

Farm of 65 acres: mowing, 21; pasture, 20; woodland, 24; suitable for cultivation, 31. Grass can be cut with a machine. Two-story house, 40x60; L, 15x20; 12 rooms; good repair. Barn, 60x40, good repair. Barn cellar and silo. Fenced mostly by river. Water from wells and Mill River. Sixty apple trees, 40 peach and 35 pear trees. Railroad station, City Mills, 1¼ miles; post-office, City Mills, 1¼ miles. Price, $3,500; cash at sale, $500; interest on balance, 6 per cent. Farm will keep 20 cows and 3 horses and cuts 30 tons of hay besides filling silo. Address, L. D. Metcalf, City Mills, Mass.

Sold, 1892.

* Not certified to.

Farm of 50 acres: mowing, 15; pasture, 12; woodland, 23; suitable for cultivation, all. Grass can be cut with a machine. One and one-half story house, 30x35; L, 15x20; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall and rail fence in good condition. Good springs in yard and pasture. Twenty-five apple trees and 36 other fruit trees of different kinds. Railroad station, Highlandville, 1½ miles; post-office, Norfolk, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. There is a shop connecting the L and the barn suitable for blacksmithing or other mechanical work. Address, Dennis F. O'Sullivan, Franklin, Mass.

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 41; suitable for cultivation, 7. Grass can be cut with a machine. House, 30x23; L, 25x15; 10 rooms; good repair. Barn, 31x26; lean-to, 26x13; very good repair. Fences in fair condition. Good water supply. Thirty apple and a few other fruit trees. Three hundred cords of merchantable wood on the place. Railroad station, Highland Lake, ⅓ mile; post-office, Norfolk, 1¼ miles. Buildings have all been repaired recently. House newly papered and painted. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, James H. Shaw, Franklin, Mass.

Walpole.

Farm of 80 acres: mowing, 25; pasture, 25; woodland, 16; suitable for cultivation, 15. Grass can be cut with a machine. Cottage house, 6 rooms, in very good repair. Barn, 30x36, fair repair. Stone wall mostly in fair condition. Well at house and barn, and nice spring in pasture. Forty apple and 10 other fruit trees. Railroad station, Norfolk, 2½ miles; post-office, Norfolk, 2½ miles. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Franklin M. Pevey, Wilton, N. H.

Wrentham.

Farm of 112 acres: mowing, 20; pasture, 60; woodland, 16; suitable for cultivation, 30. Most of the grass can be cut with a machine. Large house of 9 large rooms; L, 20x16; good repair. Barn, 60x40, in good repair. Fences are in very good condition. Three springs and never-failing well. Forty apple, 7 cherry and 17 pear trees. Railroad station, Wrentham, 2 miles; post-office, Wrentham, 2 miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, L. M. Reynolds, Wrentham, Mass.

Sold, 1893

Farm of 113 acres: mowing, cuts from 15 to 18 tons of hay; pasture, 60; woodland, 30; suitable for cultivation, 20. Part of the grass can be cut with a machine. House of 14 large rooms; L of 1 room; fair repair. Barn, 20x40, needs repairing. Mostly fenced with stone wall and rail fence. There are 2 wells and a cistern. About 25 apple, 8 peach, 6 pear, 1 plum and 1 quince tree. Railroad station, Wrentham, 1½ miles; post-office, Sheldonville, 1½ miles. Price, $1,800, all in cash. Address, Mrs. E. M. McDermott, Box 50, Marlborough, Mass.

Farm of 50 acres: mowing, 15; pasture, 11; woodland, 18; suitable for cultivation, 26. Grass can be cut with a machine. House, 32½x26; west L, 14x13; east L, 26x13; 20 rooms; good repair. Barn, 40x34, in good repair, with cellar. Mostly fenced with stone wall in good condition. Wells at house and barn and one at side of road. Thirty-six apple and 12 pear trees besides 6 grape vines and currants and blackberries. Railroad station, West Wrentham, 1¼ miles; post-office, Sheldonville, 1 mile. One mile from school. Price, $2,500; cash at sale, $1,800; interest on balance, 6 per cent. Address, Eliza E. Grant, Woonsocket, R. I.

Farm of 92 acres: mowing, 12; pasture, not known; woodland, 70; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 24x37; one-story L, 16x21, out of repair. House in fair repair; 8 rooms besides L. Barn, 22x26, barn cellar, fair repair. Corn crib, 10x10. No fences. Good well, cistern with pump in house. Eighteen apple, 3 cherry, 7 peach and 4 pear trees. Railroad station, Wampum, ½ mile; post-office, Sheldonville, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Nathaniel W. Rogers, Sheldonville, Mass.

Farm of 16⅓ acres: mowing, 5½; wood and sprout land, 9¾; suitable for cultivation, 6½. Grass can be cut with a machine. House, 26x23; 6 rooms; good repair. Barn, 20x20, barn cellar, good repair. Stone wall and wooden fence around the mowing. Well which gets dry in summer. Three apple and 5 other fruit trees. Railroad station, Wrentham, 2½ miles; post-office, Wrentham, 2½ miles. Price, $325; cash at sale, $125; interest on balance, 6 per cent. Address, Henry Augustus George, Plainville, Mass.

Sold, 1892.

Farm of 71 acres: mowing, 10; pasture, 20; woodland, 41; suitable for cultivation, 10. Grass can be cut with a machine. House, 26x36, with woodshed attached; 7 rooms; poor repair. Barn, 22x26, barn cellar, not in very good repair. Stone wall and post and rail fence not in very good condition. Well, not reliable;

good spring 300 feet from house. A few apple, 2 pear and 1 crab-apple trees. Railroad station, Plainville, 2½ miles; post-office, Plainville, 2½ miles. Price, $1,050; cash at sale, $350; interest on balance, 6 per cent. There is a hen-house 80 feet in length, in fair condition. Address, Eli Phelps, Treasurer Foxborough Savings Bank, Foxborough, Mass.

Sold, 1892.

Farm of 22 acres: mowing, 20; suitable for cultivation, 22. Grass can be cut with a machine. House, 31x28; L, 30x15; 12 rooms; good repair. Barn, 62x30; piggery, 14x28; hen-house, 111x20; shed, 15x30. Cemented cellar and 50-ton silo. Stone walls in fair condition. Barn in good repair. Well at kitchen and barn. Twenty old and 11 young apple trees and 12 pear trees; Railroad station, Wrentham, 1 mile; post-office, Wrentham, 1 mile. Price, $5,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, C. S. Doggett, Walpole, Mass.

Sold, 1892.

PLYMOUTH COUNTY.

Carver.

Farm of 30 acres: mowing, 10; pasture, 7; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x26; L, 24x12; 8 rooms; fair repair. Barn, 38x22; barn cellar, poor repair. Stone wall and rail fence in good condition. Two wells and a spring. Thirty apple and 2 pear trees, and currant and raspberry bushes. Railroad station, Plymouth, 6½ miles; post-office, North Carver, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. There is a small piece of swampy land suitable for cranberry culture, and the pasturage could be used for cultivation. Address, Walter B. Cobb, 10 Cushman Street, Plymouth, Mass.

Withdrawn, 1893.

*Farm of 30 acres: mowing, 8; pasture, 8; woodland, 14; suitable for cultivation, the pasture might be used. Grass can be cut with a machine. Old-fashioned, low, double house; L, 12x15; 7 rooms; good repair. No barn. Rail fence in fair condition. Good well and spring brook. Twelve apple trees. Railroad station, Plymouth, 6 miles; post-office, East Carver, ½ mile. Price, $900; cash at sale, $400; interest on balance, 6 per cent. There is a swamp of about two acres which can be easily made into a cranberry bog, and there are from 50 to 75 cords of box logs suitable to cut. Address, Winslow Pratt, Middleborough, Mass.

Sold, 1891.

Farm of 60 acres: mowing, 3; pasture, 5; woodland, 50; suitable for cultivation, 8. Part of the grass can be cut with a machine. House, 24x30; L, 14x35; 10 rooms; good repair.

* Sold.

Barn, 16x26, in good repair. Stake and rail fence in fair condition. Extra good water supply. Fifty apple and 11 pear trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 1½ miles. Price, $1,800; all in cash. Farm is near churches and on the main thoroughfare of the town. Address, John Murdock, South Carver, Mass.

Farm of 30 acres: mowing, 7; pasture, 8; woodland, 5; suitable for cultivation, 10. Grass can be cut with a machine. Two-story house, 30x30; L, 15x20; 12 rooms; fair repair. Barn, 30x40, in good repair, with cellar. Post and rail fence. Well. Twenty apple and 4 other fruit trees. Railroad station, Plymouth, 6½ miles; post-office, Carver, 1 mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, Lemuel S. Bumpus, Carver, Mass.

Sold, 1892.

Farm of 50 acres: mowing, 10; pasture, 10; woodland, 30; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x30; L, 20x10; 7 rooms; fair repair. Barn, 20x30, in fair repair, with cellar. Fences not in good condition. Well, and river on the rear line of farm. Twenty apple trees. Railroad stations, Middleborough, 6 miles, Plymouth, 8 miles; post-office, Carver Centre, 1 mile. Price, $1,200; cash at sale, $100; interest on balance, 5 per cent. Address, Henry W. Moulton, No. 103 State St., Boston, Mass.

Sold, 1893.

Farm of 25 acres: mowing, 4; pasture, 10; woodland, 11; suitable for cultivation, 14. Grass can be cut with a machine. House, 25x30, 8 rooms, fair repair. Barn, 25x30, in fair repair. Rail fence in poor condition. Well. Eight apple trees. Railroad station, Tremont, 5 miles; post-office, South Carver, 2 miles. Price, $600; cash at sale, $300; interest on balance, 6 per cent. Address, William A. Shaw, South Middleborough, Mass.

Duxbury.

Farm of 12 acres: mowing, 6; pasture, 5½; woodland, ½; suitable for cultivation, 11½. Grass can be cut with a machine. House, 33x36; L, 20x20; 12 rooms; fair repair. Barn, 16x45, with L, 12x18; in poor repair, with cellar. Wooden fences, half in good repair, balance in poor condition. Wells at house and barn. Ninety-four apple trees and 6 small pear trees, besides grape vines. Railroad station, Marshfield, 3 miles; post-office, North Duxbury, 1½ miles. Price, $1,200, all in cash. Address, Henry H. Lewis, North Duxbury, Mass.

Withdrawn, 1892.

Farm of 8⅝ acres: mowing, 3; pasture, 4; suitable for cultivation, 8⅝. Grass can be cut with a machine. Large cottage with medium-sized L; 7 rooms; in very good repair. Barn, 20x30, in

good repair. Fences in poor condition. Very good water supply. Eighteen apple and 3 other fruit trees. Railroad station, Island Creek, 2 miles; post-office, Island Creek, 2 miles. Two poultry houses. This place is peculiarly adapted to poultry, being from fifteen to twenty degrees warmer than other places within a few miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, John A. Shaw, Ayer, Mass.

Farm of 10 acres; mowing, 4; pasture, 6; suitable for cultivation, 10. Grass can be cut with a machine. Good-sized "Cape Cod house" with small L; 5 rooms; in good repair. Small barn, not in very good repair, with cellar. Fences in poor condition. Well, brook and spring on place. Fifteen apple, 4 peach and 10 pear trees. Railroad station, South Duxbury, 1½ miles. Post-office, South Duxbury, 1½ miles. Especially adapted to poultry raising. Price, $1,500, all in cash. Address, Chas. A. Harris, Duxbury, Mass.

Withdrawn, 1892.

Halifax.

Farm of 7 acres: mowing, 7; suitable for cultivation, 5. Grass can be cut with a machine. House, 30x40, 15 rooms. Barn, 30x20, in fair repair. Wooden fences. Good water supply. Eight apple trees. Railroad station, 5 miles; post-office, Halifax, 2 miles. Price, $400; cash at sale, $200; interest on balance, 6 per cent. Wintuxet River borders on one side of farm. Address, Celie Willis, Eastondale, Mass.

Sold, 1893.

Farm of 20 acres: mowing, 10; pasture, 7; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. House, 30x35; L, 8x12; 12 rooms; fair repair. Barn, 30x34, in good repair. Post and rail fence in good condition. Good well. Twenty apple and 4 pear trees. Railroad station, Bridgewater, 4½ miles; post-office, Halifax, 2½ miles. The house is old fashioned, two-story front and one-story back. Price, $700; cash at sale, $300; interest on balance, 6 per cent. Will sell house, barn and six acres of good mowing land for $500; $200 down and $300 to remain on mortgage. Address, Sylvanus Bourne, Halifax, Mass.

Sold, 1893.

Farm of 65 acres: mowing, 15; woodland, 30 acres; part young growth; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x36; L, 20x30; two-story; 11 rooms; quite good repair. Barn, 30x40, in poor repair. Post and rail fence in poor condition. Good water supply. Twenty-five apple and some pear trees. Railroad station, Titicut, 3 miles; post-office, Halifax, 2 miles. Price, $1,100, all in cash. Address, Harriett N. Cobb, Middleborough, Mass.

Hanover.

Farm of 75 acres: mowing, 14; pasture, 25; woodland, 7; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 36x24; one-story L, 28x16; 10 rooms; good repair. Barn, 58x34; carriage-house attached, 24x40; also shed, 59x11. There is a barn cellar, and the barn is in fair repair. Stone wall and post and rail fence not in very good condition. Good well. Water flows through farm its entire length. Twenty-five apple trees. Railroad station, Hanover, 2 miles. Post-office, Hanover, 2 miles. Price, $2,750; cash at sale, $1,000; interest on balance, 5 per cent. Address, Sarah T. Curtis, Hanover, Mass.

Sold, 1891.

* Farm of 171 acres: mowing, 10; pasture, 61; woodland, 100; suitable for cultivation, 71. Grass can be cut with a machine. Large house, large L, 13 rooms, good repair. Large barn, not in very good repair. Rail fence in poor condition. Good water supply. Twenty-six apple and 1 other fruit tree. Railroad station, West Hanover, 1 mile; post-office, West Hanover, 1 mile. Price, $4,800, all in cash. Address, Mary Emma Litchfield, West Hanover, Mass.

Sold, 1893.

Lakeville.

Farm of 50 acres: woodland, 15; the remainder about equally divided between pasturage and land suitable for cultivation. Two-story house, 10 rooms. A good barn cellar. Rail fence. Good water supply. Railroad station, Lakeville, 5 miles; post-office, Lakeville, 5 miles. About seven acres are suitable for cranberry bog. This farm is situated near the chain of Lakeville ponds, which is one of the finest chains of ponds in the State. Price, $800, all in cash. Address, E. G. Cudworth, Lakeville, Mass.

Withdrawn, 1893.

Middleborough.

Farm of 30 acres: mowing, 20; pasture, 10; woodland, 6; suitable for cultivation, 20. Grass can be cut with a machine. House, 40x32; L, 20x12; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Stone wall. Well at house and another at barn. Twenty apple and 3 pear trees. Railroad station, North Middleborough, 3 miles; post-office, North Middleborough, 1 mile. Price, $2,000; cash at sale, $600; interest on balance, 6 per cent. Address, S. K. Eaton, Bridgewater, Mass.

Sold, 1892.

* Not certified to.

Pembroke.

Farm of 16 acres: mowing, 10; woodland, 2; suitable for cultivation, 3. Grass can be cut with a machine. House, 28x40; L, 16x28; carriage-house, 20x32; 9 rooms; good repair. Barn, 35x40, in good repair. Stone walls and wood fence in medium condition. Two wells. Twenty-five apple and 25 other fruit trees. Railroad station, Plympton, 3½ miles; post-office, West Duxbury, ¼ mile. A very nice cranberry bog of about ½ acre. Would make a fine poultry farm. Coach and express to Plympton or Hanover. One-sixteenth mile from school and one-eighth mile to church. Price, $1,600; cash at sale, $500; interest on balance, 6 per cent. Address, Almira J. Crossley, North Abington, Mass.

Sold, 1892.

Wareham.

Farm of 60 acres: mowing, 11; pasture, 10; woodland, 30; suitable for cultivation, 11. About half of the grass can be cut with a machine. One and one-half story house, 24½x37½; L, 12½x16; 10 rooms; good repair. Barn, 24x40, needs repairing. Stone walls, cedar rail, and stake and picket fence in fair condition. Good well and two brooks, one used to run 2 saw-mills. About 12 apple and a few other fruit trees. Railroad station, South Wareham, 1¾ miles; post-office, South Wareham, 1¾ miles. School, ¼ mile. Price, $1,800; cash at sale, $500; interest on balance, 5 per cent. Twelve to 15 acres can be flowed for a cranberry bog. Seventy-five cords of wood and logs could be cut. There is a trout brook on the place which has been leased for trouting this year. One acre of cranberry bog now bearing, and 10 acres could be used for cranberry culture. Address, Alexander R. Gurney, Middleborough, Mass.

WORCESTER COUNTY.

Ashburnham.

Farm of 129 acres: mowing, 35; pasture, 40; woodland, 54; suitable for cultivation, 35. Nearly all of the grass can be cut with a machine. One and one-half story house, 17x36; one-story L, 12x30; 7 rooms; good repair. Barn, 40x60, with L, 18x30, in good repair, with cellar. Stone wall in good condition. Good water supply. Thirty apple trees and a few plums, grapes and currants. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $1,250; cash at sale, $500, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 50 acres: mowing, 10; pasture, 5; woodland, 35; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 16x25; L, 16x24; 5 rooms; fair repair. No barn. Mostly fenced with stone wall. Good well. Six apple trees. Railroad station, North Ashburnham, 3½ miles; post-office, North Ashburnham, 3½ miles. Price, $550; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 110 acres: mowing, 30; pasture, 45; woodland, 35; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Stone wall in fair condition. Two good wells. Sixteen apple trees. Railroad station, Ashburnham, 5 miles; post-office, Ashburnham, 5 miles. Price, $500; cash at sale, $200; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Farm of 4 acres: mowing, 2½; woodland, 1½; suitable for cultivation, 2½. Grass can be cut with a machine. One and one-half story house, 20x34; L, 13x32; 6 rooms; good repair. No barn. Fenced with stone wall. Good well. Ten apple and 3 other fruit trees. Railroad station, Ashburnham, 3½ miles; post-office, Ashburnham, 3½ miles. Price, $450; cash at sale, $150; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Sold, 1892.

* Farm of about 70 acres: mowing, 30; woodland, 40; suitable for cultivation, 20. Most of the grass can be cut with a machine. No buildings. Mostly fenced with stone wall. Good well and spring. A few old apple trees. Railroad station, Ashburnham, 3 miles; post-office, Ashburnham, 3 miles. Six hundred or 800 cords of wood and lumber on place. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, M. B. Lane, Ashburnham, Mass.

Farm of 75 acres: mowing, 25; pasturage and woodland, 50; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 28x30; L, 16x30; 6 rooms; somewhat out of repair. No barn, but a good barn cellar. Mostly fenced with stone wall, in fair condition. Good well at house and good running water in barn cellar. Forty apple, 5 plum and 3 pear trees and a good grape vine. Railroad station, Ashburnham, 2 miles; post-office, Ashburnham, 2 miles. Price, $1,000; terms to suit purchaser; interest on balance, 5 per cent. Address, F. H. Bauman, Ashburnham, Mass.

Sold, 1893.

* Not certified to.

Barre.

Farm of 270 acres: mowing, 50; pasture, 110; woodland, 110; suitable for cultivation, 50. Grass can be cut with a machine. House, 40x30; L, 80x18; 18 rooms; fair repair. No barn, but cellar where it stood. Principally fenced with stone wall in fair condition. Two wells and three springs. Fifty apple trees and some grape vines. Railroad station, Coldbrook, 2 miles; post-office, Coldbrook Springs, 2 miles. Price, $3,500; cash at sale, $1,000; interest on balance, 5 per cent, with annual payments of $200. Address, Edward Clark, Quinapoxet, Mass.

Farm of 70 acres: mowing, 31; pasture, 34; woodland, 5; suitable for cultivation, 23. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 20x20; 12 rooms; good repair. Barn, 24x30, in good repair. Rail fence and stone wall in fair condition. Pump in house, never-failing running water to barn. Seventy-five apple, 4 pear, 10 peach and 2 English cherry trees and grape vines. Is on main road and has wood and wagon-house built four years ago. Railroad station, Barre, 6 miles; post-office, Barre, 3 miles. Price, $1,500; cash at sale, $750; interest on balance, 6 per cent. Address, Geo. P. King, Barre, Mass.

Withdrawn, 1893

Boylston.

Farm of 120 acres: mowing, 20; pasture, 40; woodland, 40. Grass can be cut with a machine. A good large house of 10 or more rooms; in good repair. Barn, 40x60, in good repair, with cellar. Stone wall. Wells and springs. Railroad station, Northborough, 2½ miles; post-office, Boylston, 2 miles. Near school. Price, $2,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Noah Wadsworth, Northborough, Mass.

Charlton.

Farm of 118 acres: mowing, 35; pasture, 40; woodland, 43; suitable for cultivation, 25. Grass can be cut with a machine. House, 30x36, 6 rooms besides chambers, fair repair. Barn, 32x36, in fair repair. Shop, 12x18. Mostly fenced with rails in good condition. Good water in the house. One hundred and thirty-five apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $600; interest on balance, 6 per cent. Address, Francis Rice, Stow, Mass.

Farm of 80 acres: mowing, 25; pasture, 35; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house; L, 15x15; 7 rooms; in fair repair. No barn. Stone wall in poor condition. Wells. Fifty apple and 5 other fruit trees. Railroad station, Charlton, 5 miles; post-office, Charlton, 2 miles. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Address, Amos H. Pratt, 20 Florence Street, Worcester, Mass.

Farm of 30 acres: mowing, 12; pasture, 8; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x28; L, 22x12; 8 rooms; good repair. Barn, 24x36, barn cellar, good repair. Stone wall in good condition. Well. Twenty apple, 5 pear and 3 cherry trees. Railroad station, Oxford, 5 miles; post-office, Charlton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Plenty of small fruits, such as grapes, currants, etc. Plenty of wood and lumber. Address, Sarah E. Fitts, Charlton, Mass.

Withdrawn 1892.

Farm of 87 acres: mowing, 25; pasture, 37; woodland, 15 acres and 10 acres of sprout land; suitable for cultivation, 35. Grass can be cut with a machine. House, 28x24; L, 15x22; 7 rooms; good repair. Barn, 40x30, in good repair. Shed joining barn, 16x40. Stone wall in good condition. Well at house and running water at barn. Seventy-five apple, 8 pear and 18 peach trees. Railroad station, West Dudley, 5 miles; post-office, Charlton, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Mary Walker, Southbridge, Mass.

Farm of 40 acres: mowing, 20; pasture, 18; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 36x30; 8 rooms; fair repair. Barn, 24x30, not in very good repair. Partly fenced with stone wall and partly with rail fence. Three good wells. Thirty-five apple, and 3 peach trees. Railroad station, Howarth's, 5 miles; post-office, Charlton, 2 miles. Price, $800, all in cash. Address, Stephen P. Bond, Oxford, Mass.

Farm of 18 acres: mowing, 8; pasture, 10; suitable for cultivation, 8. Grass can be cut with a machine. House, 34x26; L, 12x18; 6 rooms; good repair. Barn, 24x30, in good repair, with cellar. Stone wall in good condition. Two good wells. Thirty-five apple, 1 plum, 4 pear and 3 peach trees, besides currant bushes and 5 grape vines. Railroad station, Howarth's, 3 miles; post-office, Charlton, 3 miles. This is a poultry farm, having one hen-house, 60x12; another, 10x12; and one under the barn, 18x20. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Stephen P. Bond, Oxford, Mass.

Farm of 35 acres: mowing, 20½; pasture, 10, extra good; woodland, 4½, two acres in sprouts; suitable for cultivation, 20½. Grass can be cut with a machine. Two-story house, 22x28; 2-story L, 18x21; 9 rooms; needs shingling, otherwise in fair condition. Barn, 24x36, in good repair, with cellar. Wire fence in good condition. Well at house and spring in pasture, both never failing. Twenty apple and 2 pear trees and 1 grape vine. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Lizzie McIntire, 18 Winthrop Street, Marlborough, Mass.

Farm of 65 acres: mowing, 25; pasture, 20; woodland, 20; suitable for cultivation, 25. Grass can be cut with a machine. No buildings. Stone wall. Good water supply. Railroad station, Charlton, 3½ miles; post-office, Charlton City, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, J. J. Upham, 19 Oberlin Street, Worcester, Mass.

Sold, 1892.

Farm of 18 acres: mowing, 18. Grass can be cut with a machine. No buildings. Stone wall. Two wells. Thirty apple trees. Railroad station, Charlton; post-office, Charlton Depot. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Address, George E. Wheelock, Charlton Depot, Mass.

Withdrawn, 1893.

Farm of 42 acres: mowing, 22; pasture, 20; suitable for cultivation, 22. Grass can be cut with a machine. House 30x32, 6 rooms, poor repair. Barn, 30x32, poor repair. Stone wall in good repair. Three good wells. Twenty apple and 10 other fruit trees. Railroad station, Charlton Depot, 6 miles; post-office, 3 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Jeremiah Haggerty, Charlton Depot, Mass.

* Farm of 120 acres: mowing, 22; pasture, 50 or 60; woodland, 37; suitable for cultivation, 10 or 12. Nearly all the grass can be cut with a machine. House, 20x30; L, 36x16; 7 rooms; good repair. Barn, 70x32, in good repair. Mostly fenced with stone wall. Two wells. Fifty apple trees, besides cherries, peaches and grapes. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Mrs. Chandler Drury, Spencer, Mass.

Sold, 1893.

* Farm of 62½ acres: mowing, 25; pasture, 20; woodland, 17½; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x18; L, 25x12; 4 rooms, poor repair. Barn, 20x30, with cellar; barn, 15x30, without cellar. Both in poor repair. Stone

Withdrawn, 1893.

* Not certified to.

wall in fair condition. Lasting wells. Forty to 60 apple and 20 to 30 other fruit trees. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot. Will sell on reasonable terms. Address, F. R. Hammond, Charlton, Mass.

* Farm of 20 acres: mowing, 4; pasture, 5; woodland, 11. Grass can be cut with a machine. House, 20x30, 5 rooms, poor repair. Barn, 25x35, poor repair. Fenced with stone wall. Very good well and spring. Fifteen apple and a few cherry and pear trees. Railroad station, Charlton Depot, ¾ mile; post-office, Charlton Depot, ¾ mile. Price, $900; cash at sale, $500; interest on balance, 6 per cent. Address, H. G. Lamb, Charlton, Mass.

Sold. 1893.

* Farm of 124 acres: mowing, 30; pasture, 54; woodland, 40; suitable for cultivation, 30. Grass can be cut with a machine. House, 40x20; L, 25x20; 12 rooms; poor repair. Barn, 48x36; granary, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Water at house and barn. Thirty-five apple and 18 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Charlton City, 2½ miles. There is a wagon-house, wood-house and tool-house all under one roof and in good repair. Price, $2,500; cash at sale, $500; interest on balance, 5 per cent. Address, Maurice Mahan, Charlton City, Mass.

Farm of 100 acres: mowing, 20; pasture, 25; woodland, 55; suitable for cultivation, 25. Grass can be cut with a machine. Two-story house, 20x35; 3 L's; 10 rooms; fair repair. Barn, 30x50, in good repair, with cellar. Mostly fenced with stone wall, in good condition. Well and springs. Twenty apple trees. The buildings are slated and the barn is nearly new. There is also a carriage-house, shed and corn-house combined. Railroad station, Southbridge, 2½ miles; post-office, Southbridge, 2½ miles. Price, $1,650; cash at sale, $1,000; interest on balance, 6 per cent. Address, A. L. Hyde, Southbridge, Mass.

Sold. 1893.

* Farm of 69 acres: mowing, 16; pasture, 39; woodland, 14; suitable for cultivation, 12. Most of the grass can be cut with a machine. Two-story house, 18x27; L, 14x20; 6 rooms; fair repair. Barn, 30x42, in fair repair, with cellar under part of building. Mostly fenced with stone wall, in fair condition. Good water supply. Twenty apple and 1 peach tree. Railroad station, Charlton, 2 miles; post-office, Charlton Depot, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. Within 2 miles of Charlton City, a thriving village containing 4 mills, post-office, 2 stores and markets, 2 churches, saw-mill and grist-mill. Address, David P. Fuller, Charlton Depot, Mass.

* Not certified to.

Dana.

Farm of 100 acres: mowing, 30; pasture, 60; woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. Barn, 50x38, in good repair, with cellar. Chiefly fenced with stone wall. Good water supply through aqueduct. Seventy-five apple trees and plenty of grapes. Railroad station, North Dana, $5\frac{1}{2}$ miles; post-office, Nichewaug, $\frac{1}{4}$ mile. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Saw-mill, grist-mill, blacksmith's shop, store and school, $\frac{1}{4}$ mile distant. Address, S. H. Richardson, Dana, Mass.

Withdrawn, 1893

Douglas.

Farm of 60 acres: mowing, 30; pasture, 15; woodland, 15; suitable for cultivation, 25. Part of the grass can be cut with a machine. One-story house, 30x38, 9 rooms, poor repair. Barn, 30x40, with shed and wagon-house attached, not in good repair. Stone wall and rail fence not in good condition. Two good wells and two brooks. Several dozen apple trees, and three or four pear and butternut trees. Railroad station, East Douglas, $2\frac{1}{2}$ miles; post-office, East Douglas, 3 miles. Price, $1,200; cash at sale, $800; interest on balance, 5 per cent. Address, Aaron B. White, 20 High Street, Providence, R. I.

Dudley.

Farm of 156 acres: mowing, 30 to 40; pasture, 30 to 40; woodland, 55 acres, thirty years' growth, the rest sprout land; suitable for cultivation, 30 to 40. Grass can be cut with a machine. Stone house, 30x50; stone house, 26x34; L, 16x18; 15 rooms in one house, 10 in another; houses in poor repair. Half fenced with stone wall out of repair. Excellent water supply. Forty apple trees and a few cherry trees. Railroad station, Oxford, 4 miles; post-office, Dudley, 3 miles. Price, $2,600; cash at sale, $1,000; interest on balance, 5 per cent. Large unfailing water-power. Can be divided into two farms, one of from 15 to 30 acres at $600 to $800. Address, J. T. Clark, Southbridge, Mass.

Fitchburg.

Farm of 150 acres: mowing, 40; pasture, 70; woodland, 40; about 10 acres of pasture can be brought into cultivation. About 36 acres of the grass can be cut with a machine. Two-story house, 8 rooms, first-class repair. Four good barns, 40x40,

50x25, 32x16 and 32x16, all in good repair. Stone wall in good condition. Water supply from aqueduct and fine well. About 80 apple trees. Railroad station, Fitchburg, 4 miles; post-office, Fitchburg, 3½ miles. Farm will keep 35 head of cattle, cuts 75 tons of hay, has silo of 75 tons capacity; wash-house with set boilers and all necessary outbuildings. Price, $4,500; cash at sale, $1,500; interest on balance, 5½ per cent. Address, John W. Finegan, Fitchburg, Mass.

* Farm of 46 acres: mowing, 16; pasture, 10; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. House, 25x30, 5 rooms, fair repair. Woodshed, 12x28. Barn, 30x60, in good repair, with cellar. Stone wall in good condition. Running water and well. One hundred apple, 10 pear and 300 peach trees, and 400 grape vines. Railroad station, Fitchburg, 3½ miles; post-office, Fitchburg, 3½ miles. Price, $1,000; cash at sale, $200; interest on balance, 6 per cent. School-house, ½ mile distant. Address, John Rowley, Fitchburg, Mass.

Withdrawn, 1893.

Hubbardston.

* Farm of 50 acres: mowing, 20; pasture, 20; woodland, 10; suitable for cultivation, 30. Grass can be cut with a machine. One and one-half story house; L, 16x20; 8 rooms; good repair. Barn, 30x40, in good repair, with cellar. Fenced with stone wall in good condition. Well at house and springs in pasture. Seventy-five apple and a few pear trees. Railroad station, Hubbardston, 100 feet; post-office, Hubbardston, 1½ miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Hiram H. Ames, 418 Main Street, Worcester, Mass.

Sold, 1893.

Leicester.

Farm of 40 acres: mowing, 12; pasture, 18; woodland, 10; suitable for cultivation, all except the woodland. Grass can be cut with a machine. Two-story house with L, 8 rooms, needs a good deal of repairing. No barn but a good barn cellar. Good well and 2 springs. Fifty apple, 9 pear trees and 4 grape vines. Railroad station, Spencer, 5 miles; post-office, Leicester, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Electric cars come within 1¾ miles of farm. Address, Adeline A. Partridge, Spencer, Mass., care of Wm. A. Barr.

Withdrawn, 1893.

* Not certified to.

Mendon.

Farm of 101 acres: mowing, 20; pasture, 50; woodland, 31; suitable for cultivation, 20. Grass can be cut with a machine. Two-story house, 32x38; L, 36x14; 13 rooms; fair repair. Barn, 36x48, in good repair, with cellar. Stone wall. Five good wells. About 70 apple and 12 other fruit trees. Railroad station, Hopedale, 2½ miles; post-office, Mendon, 1 mile. Price, $1,400; cash at sale, $800; interest on balance, 6 per cent. Address, Edwin G. Wilcox, Mendon, Mass.

Sold, 1893.

Farm of 125 acres: mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 75. Grass can be cut with a machine. House, 28x38; L, 15x35; 7 rooms; good repair. Barn, 36x46, in good repair, with cellar. Stone wall in fair condition. Never-failing running water at house and barn. One hundred apple and 25 other fruit trees. Railroad station, Uxbridge, 3 miles; post-office, Mendon, 1 mile. Superior granite ledge on farm. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Wilson & Carpenter, Woonsocket, R. I.

New Braintree.

Farm of 28½ acres: mowing, 12; pasture, 16½; woodland, enough for use on farm; suitable for cultivation, 28½ acres. Grass can be cut with a machine. House, 35x30, 8 rooms, poor repair. Barn, 30x35, poor repair. Partly fenced with stone wall and part with brush and rail fence in good condition. Good well. Several apple trees and two other fruit trees. Railroad station, Barre Plains, 2½ miles; post-office, Oakham or New Braintree, 2 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Address, H. A. Gale, Smithville, Mass.

Northbridge.

Farm of 42 acres: mowing, 16; pasture, 16; woodland, 10; suitable for cultivation, 20. Grass can be cut with a machine. House, 20x24, 4 rooms, poor repair. Cellar dug for house, 24x42. Barn, 30x50, good repair. Stone wall in good condition. Three wells near house. Twelve apple and some quince trees. Railroad station, Whitins, 2 miles; post-office, Whitinsville, 1 mile, Northbridge Centre, 1 mile. Price, $2,500; cash at sale, $500; interest on balance, 6 per cent. Seven walnut and 6 butternut trees near house. Address, Lewis Hopkins, Worcester, Mass.

North Brookfield.

Farm of 7 acres: mowing, 3; pasture, 2; suitable for cultivation, 7. Grass can be cut with a machine. Two-story house, 40x20; one and one-half story L, 20x30; 8 rooms; fair repair. Barn, 30x30, in poor repair, with cellar. Stone wall in good condition. Never-failing well. Twelve apple, 10 pear and 2 cherry trees. Railroad station, North Brookfield, 1½ miles; post-office, North Brookfield, 1½ miles. Good trout brook runs through the meadow. Price, $1,000; cash at sale, $600; interest on balance, 5½ per cent. Address, Jos. E. Woods, West Medford, Mass.

Oakham.

Farm of 100 acres: mowing, 20; pasture, 40; woodland, 40; suitable for cultivation, 15. Grass can be cut with a machine. House, 30x36, 8 rooms, fair repair. Barn, 36x40, in good repair. Mostly wood fence, but some stone wall. Twenty or more apple trees. Railroad station, North Brookfield, 4 miles; post-office, Oakham, 2½ miles. Price, $600; cash at sale, $300; interest on balance, 5½ per cent. Address, Herbert E. Bush, Oakham, Mass.

Sold, 1892.

Farm of 63 acres: mowing, 15; pasture, 10; suitable for cultivation, 20. Grass can be cut with a machine. No house. Barn, 25x30, in good repair, with cellar. Stone wall in poor condition. Two wells and small pond. Fifty apple and 25 walnut trees and some grapes. Railroad station, Coldbrook, 1 mile; post-office, Coldbrook, 1½ miles. Price, $325; cash at sale, about half; interest on balance, 6 per cent. Address, D. M. Parker, Coldbrook Springs, Mass.

Sold, 1892.

Farm of 40 acres: mowing, 20; pasture, 20; suitable for cultivation, 24. Grass can be cut with a machine. Stone wall in fair condition. Water in house. Seventy-five apple and 4 pear trees and plenty of grape vines. Railroad station, Coldbrook, 3 miles, Spencer, 5 miles; post-office, Oakham, 3 miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. Address, Abner Smith, Spencer, Mass.

* Farm of 90 acres: mowing, 10 to 20; remainder mostly covered with hard-wood and young pines. Grass can be cut with a machine. One and one-half story house, with L, not in very good repair. Good-sized barn, not in first-rate repair. Stone wall around mowing, in poor condition. One or two wells. Some apple and

Sold, 1893.

* Not certified to.

some other fruit trees. Railroad station, Coldbrook, 1½ miles; post-office, Coldbrook Springs, 1½ miles. Address, Nathaniel Myrick, Spencer, Mass.

Oxford.

Farm of 18 acres: mowing, 7; pasture, 7; woodland, 4; suitable for cultivation, 12. Grass can be cut with a machine. One and one-half story house, 18x40; L, 17x23; 11 rooms; good repair. Barn, 22x26; barn, 16x20, with 12x12 shed adjoining; cellar under first barn; both barns in good repair and painted. Wire fence in good condition. Two wells of never-failing water and water in house. Five apple trees and 5 other fruit trees. Railroad station, Oxford, 1¼ miles; post-office, Oxford, 1¼ miles. Price, $1,450; cash at sale, $500; interest on balance, 6 per cent. The barn and additions are all clapboarded and painted. Hen-house, 10x12; corn crib that will hold 150 bushels of corn separate from barn buildings. Address, Mrs. H. N. Upham, Oxford, Mass.

Sold, 1892.

Farm of 28 acres: mowing, 7; pasture and woodland, 21; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 36x30, 7 rooms, poor repair. No barn. Stone wall and wire fence in good condition. Well and spring in field. Thirteen apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold, 1892.

Farm of 200 acres: mowing, 60; pasture, 40; woodland, 100; suitable for cultivation, 100. Grass can be cut with a machine. No buildings. Partly fenced with stone wall. Good well. Probably 50 fruit trees. Railroad station, North Webster, 1 mile; post-office, Oxford and Webster, 2 miles. Price, $4,500; cash at sale, $1,000; interest on balance, 5 per cent. Address, Charles I. Rawson, Oxford, Mass.

Farm of 32 acres: mowing, 10; pasture, 12; woodland, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x40; 6 rooms; poor repair. No barn. Stone wall and wire fence in fair condition. Well and springs. Two apple trees. Railroad station, Oxford, 1 mile; post-office, Oxford, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. Address, Emily M. Nichols, Oxford, Mass.

Sold, 1892.

Paxton.

Farm of $10\frac{3}{10}$ acres: mowing, 6; pasture, $4\frac{3}{10}$; suitable for cultivation, the whole. Grass can be cut with a machine. House, 25x42; L, 12x20; 8 rooms; fair repair. Barn, 40x70, in fair repair. Stone wall. Well with pump at house. Seventy-

Withdrawn, 1892.

five apple and 6 other fruit trees. Railroad station, Rutland, 4 miles; post-office, Paxton, 1½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Address, Charles H. Knapp, 5 Baker Street, Worcester, Mass.

Farm of 57 acres: mowing, 12; woodland, 45. Grass can be cut with a machine. No buildings. Stone wall and post and rail fences in very good condition. Very good water supply. Railroad station, Rutland, 3½ miles; post-office, Paxton, 1¾ miles. Price, $800, all in cash. Four hundred cords of wood and lumber on the place. Address, Clarissa Wood, Paxton, Mass.

Withdrawn, 1892.

Farm of 70 acres: mowing, 25; woodland, 20 acres, eighteen years' growth, and 25 acres, six years' growth; suitable for cultivation, 25. Twelve acres of grass can be cut with a machine. One-story house, 30x12; L, 8x10; 3 rooms; good repair. Two barns, 30x35 and 25x25; poor repair. Fences in fair condition. Twenty apple trees. Railroad station, Electric, 3 miles; post-office, Paxton, 2 miles. Price, $1,500; cash at sale, $500; interest on balance, 4 per cent. Condition, that no wood other than alder or white birch shall be cut on the farm until it is paid for. Address, Lot Berry, Spencer, Mass.

Petersham.

Farm of about 30 acres: mowing, 17¾; pasture, 6; woodland, 6; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house; 40-foot L; 9 rooms; good repair. Barn, 38x40, with cellar; was new six years ago. Cottage house and barn and one acre of land opposite may go with the farm. Stone walls and barbed-wire fence in fair condition. Good well water. Forty apple and a few other fruit trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 2 miles. Price, $2,450; cash at sale, the whole, if possible; interest on balance, if left at mortgage, 6 per cent. Address, Lura H. Upton, Orange, Mass.

Farm of 79 acres: mowing, 16; pasture, 40; woodland, 23; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 18x36; L, 16x20; 7 rooms; very good repair. Barn, 30x40; built two years ago. Mostly fenced with stone wall. Three wells. Forty apple and 2 pear trees. Railroad station, Williamsville, 3 miles; post-office, Petersham, 3 miles. Price, $1,500; cash at sale, $200; interest on balance, 5 per cent. Address, William Wade, Petersham, Mass.

Farm of 87 acres: mowing, 15; pasture, 20; woodland, 47; suitable for cultivation, 35. Grass can be cut with a machine. Two-story house, about 10 rooms, fair repair. Barn, 25x40, not in very good repair, with cellar. Good fences. Running water

from spring. Fifteen to 20 apple trees. Railroad station, Athol, 6½ miles; post-office, Petersham, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Byron S. Hone, Saugus, Mass.

Farm of 96 acres: mowing, 30; pasture, 36; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. One and one-half story house, 36x20; small L; 9 rooms; good repair. Barn, 32x40, in fair repair. Rail fence and stone wall. Good water supply. Sugar bush of 35 trees. Farm on a hill. Large number of apple trees, natural fruit. Railroad station, Barre, 7 miles; post-office, Barre, 3½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. School, ¾ mile distant. Address, Elsie M. Dudley, Barre, Mass.

Farm of 130 acres: mowing, 30; pasture, 60; woodland, 40. Grass can be cut with a machine. One two-story house in fair condition, and a one and one-half story cottage in good condition; 8 rooms in one and 5 in the other. Barn, 40x25, not in very good repair. Stone wall and rail fence with rails mostly gone. Never-failing supply of water from wells and aqueduct. Limited number of apple trees and a very few other fruit trees. Railroad station, Barre, 8 miles; Athol, 11 miles; post-office, Petersham, 2 miles. Swift River runs through the farm, on which, near the house, there is a comparatively new saw and grist-mill, one and one-half story, with basement, 60x30, in good repair. The pond is large and is a beautiful sheet of water. The dam has been partly taken down. The privilege is one of the best in the county. Price, $3,500; cash at sale, $1,500; interest on balance, 5 per cent. Address, F. W. Jenkins, Barre, Mass.

Phillipston.

Farm of 130 acres: mowing, 20; pasture, 60; woodland, 50; suitable for cultivation, 20. Most of the grass can be cut with a machine. Two-story house, 30x40; L, 15x25; 11 rooms; very fair repair. Barn, 40x60, in good repair, with cellar. Sugar bush, 30 to 40 trees. Mostly fenced with stone wall in fair condition. Running water at barn and well at house. Fifty apple trees. Railroad station, Athol or Baldwinville, 4½ miles; post-office, Phillipston, 2 miles. Price, $1,300; cash at sale, $200; interest on balance, 6 per cent. There are three good markets within easy reach of farm. Address, James M. Lee, Athol Centre, Mass.

Farm of 263 acres: mowing, 40; pasture, 75; woodland, 148; suitable for cultivation, 27. About 25 acres of the grass can be cut with a machine. House, 40x20; L, 30x20; 9 rooms; fair

repair. Barn, 80x40; barn, 40x30; cellar under large barn; in very good repair. Stone wall in fair condition. Two wells. One hundred apple and 10 pear trees. Railroad station, Templeton or Phillipston, 2 miles; post-office, Phillipston or Templeton, 3 miles. Price, $3,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Walter White, Phillipston, Mass.

Sold, 1893.

Farm of 28 acres: mowing, 4; pasture, 22; woodland, 2; suitable for cultivation, 4. Grass cannot be cut with a machine. House, 36x31; L, 28x20; 9 rooms; good repair. Barn, 42x30, in good repair. Good stone walls. Two good wells. Thirty-five apple and some pear trees, also grape vines. Railroad station, South Royalston, 3 miles; post-office, South Royalston, 3 miles. Price, $700, all in cash. There is a shed 72 feet long, including a hen-house and manure shed. Address, Geo. F. Gould, South Royalston, Mass.

Withdrawn, 1892.

Farm of 180 acres: mowing, 35; pasture, 105; woodland, 40; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. House, 28x36; L, 14x14; 10 rooms; comfortable repair. Barn, 30x75, in very good repair. Carriage-house and wood-house. Stone wall, wood and wire fence. Well; running water at house and barn and two brooks on the place. Seventy-five apple trees. Railroad station, Athol or Templeton, 6 miles; post-office, Phillipston, 1½ miles. Free public library in town. Children conveyed to village school free. Creamery in town. Price, exclusive of pine timber, $2,000; cash at sale, $800. Address, Philastus Powers, Phillipston, Mass.

Princeton.

Farm of 85 acres: mowing, 12; pasture, 35; woodland, 38; suitable for cultivation, 10. Grass can be cut with a machine. House, 30x25; L, 28x14; 12 rooms; fair repair. Barn, 36x40, in fair repair, with cellar. Fenced with stone wall and barbed wire in good condition. Three wells of soft water. Fifty apple, 12 peach, 6 pear, 2 cherry and 1 apricot tree. Good grapes. Railroad station, Brooks Station, 2 miles; post-office, Brooks Station, 2 miles. Price, $1,800; cash at sale, $900; interest on balance, 5 per cent. Hen-house, newly shingled, 40x14; hen-house, 20x10; good wagon-house. Address, Levi H. Howe, Holden, Mass.

Sold, 1893.

Farm of 60 acres: mowing, 18; woodland, 40; suitable for cultivation, 18. Grass can be cut with a machine. House, 35x20, 10 rooms, not in very good repair. Barn, 15x20; barn, 18x30; both in fair repair. Stone walls. Well and brook. Thirty apple

and 10 other fruit trees. Railroad station, Princeton or Brooks Station, 2 miles; post-office, Princeton, 2 miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. Address, R. Jas. Talman, Treasurer First National Fire Insurance Company, Worcester, Mass.

Farm of 80 acres: mowing, 20 to 35; pasture, 35; woodland, 7 or 8; suitable for cultivation, 20 to 25. Most of the grass can be cut with a machine. House about 33 feet square; L, 34 feet long; 10 rooms; good repair. Barn about 40 feet square, poor repair. Partly fenced with stone wall in fair condition. Good water supply. Thirty-six apple and 5 pear and cherry trees. Railroad station, Quinapoxet, 3 miles; post-office, Quinapoxet, 2 miles. Price, $1,000, all in cash. Address, Clarence T. Howe, Princeton, Mass.

Farm of 133 acres: mowing, 25; pasture, 35; woodland, 63; suitable for cultivation, 10. Grass can be cut with a machine. One and one-half story house, 5 rooms, poor repair. Barn, 40x50, poor repair. Fences in poor condition. Good water supply. About 50 apple trees and a number of pear trees. Railroad station, Brooks Station, 1 mile; post-office, Brooks Station, 1 mile. Price, $1,500, all in cash. Address, S. W. Steele, No. 1 Sunnyside, Worcester, Mass.

Farm of 100 acres: mowing, 40; pasture, 50; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. No house. Barn, 36x48; basement for stock will tie up 50 head; in good repair, with cellar. Stone wall in good condition. Good water supply, running water at barn. Railroad station, Princeton, ½ mile; post-office, Princeton Depot, ½ mile. A brickyard has been worked on the farm and there is a small water-power. Price, $1,300; cash at sale, $650; interest on balance, 6 per cent. If I should put up a house before the farm was sold the cost would be added to the price of the farm. Address, Horace E. Wheeler, Southborough, Mass.

Farm of 196 acres: mowing, 30 to 40; pasture, 140 to 150; woodland, 2 to 3; suitable for cultivation, nearly all the mowing land. Grass can be cut with a machine. House, 38x28; L, 24x22; L and shed, 65x18; 14 rooms; in good repair; with slated roof. Barn, 72x36; barn, 34x22; sheep barn, 30x12; in good repair; with cellar; hog-house, 16x12. Stone wall in good condition. Good well, cistern and aqueduct. Seventy-five apple and 10 pear trees. Railroad station, Princeton, 2 miles; post-office, Princeton, 1¼ miles. There are 100 walnut trees that yield from 10 to 20 bushels of walnuts. Price, $3,900; cash at sale, $1,300;

interest on balance, 5 per cent. Address, Wm. B. Goodnow, Princeton Depot, Mass.

Farm of 53 acres: mowing, 25; pasture, 26; woodland, 2; suitable for cultivation, 20. Grass can be cut with a machine. House, 32x40; L, 22x38; 11 rooms; L needs shingling. Barn, 30x40, in good repair, with cellar. Stone walls in good condition. Three wells. Twenty-five apple and 12 pear trees. Railroad station, Princeton, 1¼ miles; post-office, Princeton, ⅓ mile. Price, $3,800; cash at sale, $1,500; interest on balance, 5 per cent. Address, Wm. H. Eveleth, Cambridge, Mass.

* Farm of 20 acres. Part of the grass can be cut with a machine. House, 30x14, 8 rooms, not in very good repair. Barn, 30x38, in fair repair, but needs shingling; has cellar under part. Water from aqueduct and well. A large number of apple trees, some of them grafted, but most of them natural fruit. Railroad station, Oakdale, 6 miles; post-office, 1 mile; 2 mails per day. Price, $500; cash at sale, $100; interest on balance, 6 per cent. Address, S. J. Jewett, East Princeton, Mass.

Withdrawn, 1893.

Royalston.

Farm of 50 acres: mowing, 13; pasture, 20; woodland, 18; suitable for cultivation, 8. Grass can be cut with a machine. Two-story house, 35x20; one-story L; 7 rooms; good repair. Horse barn, 24x24; painted cow barn, 28x36, with cellar; both in excellent repair. There is also a silo. Considerable stone wall, some board and some brush fence in fair condition. Never-failing well, water brought to house through iron pipe. About a dozen young apple trees, 2 pear and 2 plum trees, besides plenty of wild grapes and blueberries. Railroad station, Athol, 4 miles; post-office, Royalston, 2 miles. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Three-quarters of a mile from school. Address, B. F. Searle, Athol, Mass.

Sold, 1893.

Farm of 50 acres; mowing, 15; pasture, 22; woodland, 12; suitable for cultivation, 25. About 15 acres of the grass can be cut with a machine. About 200 cords of wood on place. One and one-half story house, 30x36; L, one and one-half story, 15x20; 8 rooms; good repair. Barn, 30x42, good repair; carriage-house, shop and large shed. Mostly fenced by stone wall in good condition. Never-failing spring and 2 wells. About 75 apple and 12 other fruit trees. School and church ten minutes' walk. Farm in West Royalston. Railroad station, South Royalston, 5 miles; post-office, Tully, 2½ miles. Small tools, new farm wagon, buggy, etc., can go with the farm. Price, $1,175; cash at sale, $500 or less;

* Not certified to.

interest on balance, 6 per cent. Address, A. E. Bigwood, 28 Pleasant Street, Boston.

Farm of 128 acres: mowing, 20; pasture, 54; woodland, 54; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 40x20; one-story L, 40x20; 7 rooms; good repair. Barn, 40x60, in good repair, with cellar. Mostly fenced with stone wall in good condition. Water from never-failing spring by aqueduct to all buildings, also a good well. Fifty to 60 apple trees and 1 peach tree. Railroad station, Athol, 7 miles; post-office, Tully, 3½ miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Plenty of wood and timber. New two-story hennery, 40x14. Rate of taxation, $9 per thousand. Address, L. Everett Bixby, 28 Beach Avenue, Lynn, Mass.

Sold, 1891.

RUTLAND.

Farm of 150 acres: mowing, 50; pasture, 70; woodland, 10; suitable for cultivation, 60. Grass can be cut with a machine. Sugar bush, 30 trees. House, 18x40; L, 25x30; 10 rooms; fair repair. Barn, 28x60, needs some repair. Long shed and hen-house attached to barn. Stone wall and rail fence in fair condition. Two wells with pumps. Quite a number of fall and winter apple trees. Some cherry and peach trees and some grapes. Railroad station, Rutland, 2 miles; post-office, Rutland, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 6 per cent. There is a cranberry meadow of about 15 acres from which there has been picked 300 bushels in one year, and also 100 cords of hard wood standing on the place. Address, I. N. Keyes, Worcester, Mass.

Farm of 103 acres: mowing, 30; pasture, 40; woodland, 33; suitable for cultivation, 30. Grass can be cut with a machine. House, 30x40; L, 20x16; 8 rooms; fair repair. Barn, 20x40; barn, 30x32; not in very good repair. Fenced with stone wall in very good condition. Well at house and running water at barn. Sixty apple, 12 pear and a number of peach and cherry trees. There is a trout brook with a dam on it where a pond can be made. Railroad station, Rutland, 1½ miles; post-office, Rutland, 1⅓ miles. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Cyrus P. Bullard, Box 279, Gardner, Mass.

* Farm of 250 acres: mowing, 30; pasture, 110; woodland, 90; suitable for cultivation, 40 or 50. Grass can be cut with a machine. Sugar bush, 150 trees. House, 35x25; L, 30x18; 12 rooms; fair repair. Barn, 44x33, in fair repair, with shed for

* Not certified to.

manure. Never-failing supply of water. Seventy-five to 100 apple trees, and some crab-apple trees. Railroad station, Rutland, 2 miles; post-office, Rutland, 2½ miles. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Edward Bigelow, Green Hill, Worcester, Mass.

Sturbridge.

Farm of 40 acres: mowing, 10; pasture, 22; woodland, 8; suitable for cultivation, 10. Not much of the grass can be cut with a machine. House, 40x25, 7 rooms, good repair. Barn, 40x30, not in very good repair. Mostly fenced with stone wall in good condition. Good water supply. Thirty-five apple and 12 other fruit trees. Railroad station, Southbridge, 3 miles; post-office, Sturbridge, 2 miles. Price, $600, all in cash. Address, Peter N. Marcy, Globe Village, Mass.

Sold, 1892

Farm of 80 acres: mowing, 10; pasture, 15; woodland, 55; suitable for cultivation, 8. Eight acres of the grass can be cut with a machine. House, 30x28; L, 12x18; 9 rooms; good repair. Barn, 32x34, poor repair. Stone wall and wooden fence. Water supply from well. Fifty apple and 5 other fruit trees. Railroad station, Brookfield, 5 miles; post-office, Sturbridge, 2 miles. Price, $800; cash at sale, $200; interest on balance, 6 per cent. There are 250 cords of standing wood on the place and it is near a good market. Address, H. D. Aldrich, Charlton Depot, Mass.

Sold, 1892

Farm of 100 acres: mowing, 25; pasture, 40; woodland, 35; suitable for cultivation, 18. Grass can be cut with a machine. No house. Barn, 50x26; barn, 30x40; both in fair repair. Stone wall and rail fence. Two wells and permanent stream. Twenty-five apple and 20 other fruit trees. Railroad station, Brookfield, 4 miles; post-office, Fiskdale, 3 miles. Cannot state as to price. This farm belongs to an unsettled estate and was appraised at $600. Address, Carrie M. Ormsby, Brookfield, Mass.

Withdrawn 1892

* Farm of 200 acres: mowing, 35; pasture, 75; woodland, 90; suitable for cultivation, 32. Thirty-two acres of the grass can be cut with a machine. House, 30x22; L, 40x20, with basement for wagon house; 11 rooms; fair repair. Barn, 50x38; another small barn; fair repair. Stone wall and wood fence. Very good water supply. Fifty apple trees, 9 pear trees and 3 quince bushes. Railroad station, Charlton, 3½ miles; post-office, Charlton Depot, 3½ miles. Price, $3,500; cash at sale, $1,800; interest on balance, 5 per cent. Address, Merrick Nichols, Indian Orchard, Mass.

* Not certified to.

Farm of 25 acres: mowing, 8; woodland, 6; suitable for cultivation, 16. Part of the grass can be cut with a machine. House, 20x26; 6 rooms; poor repair. No barn. Mostly fenced with stone wall, part of it in good condition. Good well at house and a good stream of water through the farm. Forty-five apple trees. Railroad station, Southbridge, 6 miles; post-office, Mashapaug, Conn., 2 miles. Price, $250, all in cash. Address, S. L. Thompson, West Brookfield, Mass.

Withdrawn, 1893.

* Farm of 159 acres: mowing, 20; pasture, 40; woodland, 79; suitable for cultivation, 25. Grass can be cut with a machine. One acre of cranberry bog. No buildings. Stone wall and rail fence, half of it in good condition. Permanent water supply. Thirty or 40 apple trees. Railroad station, Charlton, 4 miles; post-office, Charlton City, 2½ miles. Price, $2,500; cash at sale, $1,000; interest on balance, 6 per cent. Address, Geo. F. Pickering, Charlton City, Mass.

* Farm of 48 acres: mowing, 20; pasture, 20; woodland, 8; suitable for cultivation, 15. Grass can be cut with a machine. House, 36x26; L, 26x20; 9 rooms; good repair. Barn, 40x36, good repair. Stone wall and rail fence in good repair. Good water supply. Forty apple, 3 pear, 7 quince and 3 cherry trees. Forty thousand feet of old-growth pine and chestnut lumber can be cut. School within 3 minutes' walk of farm. Railroad station, Charlton, 4 miles; post-office, Charlton, 4 miles. Price, $1,600; cash at sale, $1,000; interest on balance, 6 per cent. Address, Oliver F. Davis, Charlton Depot, Mass.

Farm of 50 acres: mowing, 12; pasture, 25; woodland, 13; suitable for cultivation, 10. Most of the grass can be cut with a machine. House, 22x26; L, 24x14; 10 rooms; fair repair. No barn. Stone wall and wire fence and some poor brush fence. Never-failing spring 12 rods from house. Ten apple and 6 other fruit trees. Railroad station, Southbridge, 6½ miles; post-office, Mashapaug, Conn., ½ mile. Price, $500; cash at sale, $50; interest on balance, 5 per cent. Fifty dollars to be paid annually. Would sell for $300 without wood lot. Address, Roscius Back, Mashapaug, Conn.

Sold, 1892.

Farm of 190 acres: mowing, 40; pasture, 45; woodland, 100; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 28x32; L, 18x28; 10 rooms; good repair. Barn, 36x50, in good repair, with cellar. Stone wall and rail fence; some of it in rather poor condition. Well and springs. Fifty apple trees. Railroad station, Charlton, 3 miles; post-office,

* Not certified to.

Charlton Depot, 3 miles. There are twelve or fifteen hundred cords of wood and some lumber on the place. Price, $6,000; cash at sale, $3,000; interest on balance, 6 per cent. Address, Henry A. Stone, Charlton Depot, Mass.

Farm of 150 acres: mowing, 25; pasture, 30; woodland, 95; suitable for cultivation, 25. Most of the grass can be cut with a machine. House, 25x30; L, 16x20; 6 rooms; needs some repairs. Barn, 36x50; in fair repair, with cellar. Stone wall and rail fence in fair condition. Running water at house and barn and brook in pasture. Forty apple trees. Railroad station, Southbridge, 3¼ miles; post-office, Globe Village, 3 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Apple crop averages about 75 barrels a year. Address, A. L. Hyde, Southbridge, Mass.

SUTTON.

Farm of 100 acres: mowing, 12; pasture, 25; woodland, 50; suitable for cultivation, 20. Grass can be cut with a machine. House, 63x40, 12 rooms, fair repair. Barn, 45x40, in fair repair, with cellar. Stone wall and wooden fence. Very good water supply. Thirty-five apple trees. Railroad station, Whitinsville, 3 miles; post-office, East Douglas, 2 miles. Price, $2,200; cash at sale, $1,000; interest on balance, 6 per cent. Address, John Challar, East Douglas, Mass.

Sold, 1893.

Farm of 40 acres: mowing, 10; pasture, 5; woodland, 25; suitable for cultivation, 15. Most of the grass can be cut with a machine. House, 20x25; L, 12x20; 9 rooms; good repair. Barn, 20x22, in good repair. Stone wall and barbed-wire fence. Well at house and spring below house. Forty apple and some peach trees. Railroad station, East Douglas, 3½ miles; post-office, Manchaug, 2 miles. In one meadow there are 1½ acres of cranberry meadow which can be flowed. Price, $1,500; cash at sale, $500; interest on balance, 6 per cent. Address, Lewis Hopkins, Worcester, Mass.

Farm of 20 acres: mowing, 12; pasture, 6½; suitable for cultivation, 12. Grass can be cut with a machine. Two-story house, 40x30; two-story L, 27x12; 8 rooms; fair repair. Barn, 40x34, fair repair. Stone wall in fair condition. Water supply from wells and aqueduct. Fifty to 75 apple trees, besides pear, peach, cherry and quince trees. Railroad station, Millbury, 3 miles; post-office, Sutton, ¼ mile. Price, $2,200; cash at sale, $1,000; interest on balance, 5 per cent. Address, George R. Newton, Grafton, Mass.

Sold, 1893.

Farm of 100 acres: mowing, 15; pasture, 25; woodland, 60; suit-

able for cultivation, 15. Grass can be cut with a machine. House, 45x35, 10 rooms, good repair. Barn, 43x33, in good repair, with cellar. Stone wall in good condition. Never-failing wells and springs. About 100 apple, 12 pear, 6 peach and 3 cherry trees. Railroad station, Millbury or Whitinsville, 5 miles; post-office, Sutton, 2 miles. Woodshed connected with house, 40x25. Hen-house and tool-house, 20x15. Carriage and grain house, 20x16. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, E. E. Kingsbury, Sutton, Mass.

Sold, 1893.

Farm of 21 acres: mowing, 10; pasture, 10; woodland, 1; suitable for cultivation, 9. Grass can be cut with a machine. One and one-half story house, with L, 7 rooms, in fair repair. Barn, 33x36, with cellar. Stone wall and rail fence. Water at house and barn, and spring in pasture. Sixty-five apple, 1 plum and 4 pear trees. Railroad station, Saundersville, 1 mile; post-office, Saundersville, 1 mile. School and church near by. Price, $1,300; cash at sale, $650; interest on balance, 5 per cent. Address, Rowland G. Stockwell, Saundersville, Mass.

Sold, 1892.

Farm of 34 acres: mowing, 12; pasture, 12; woodland, 10; suitable for cultivation, 12. Grass can be cut with a machine. House, 20x40; L, 10x8; 7 rooms; very fair repair. Barn, 35x22, in very fair repair. Fences in very good condition. Two wells, one near the house. Twenty apple, pear and 2 peach trees. Railroad station, Whitinsville, 5 miles; post-office, Sutton, 2 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent semi-annually. Fifty dollars to be paid every year until it is all paid. Address, C. C. Amler, North Oxford, Mass.

* Farm of 40 acres: mowing, 14; pasture, 23; woodland, 3; suitable for cultivation, 14. Grass can be cut with a machine. Two-story house; 1½ story L; 9 rooms; good repair. Barn, 26x45, in fair repair. Mostly fenced with stone wall. Never-failing water supply. Fifty apple, 8 cherry, 2 quince, 16 peach, 14 pear and 12 plum trees, besides plenty of grapes. Railroad station, Oxford, 4 miles; post-office and church, 1¼ miles. Price, $1,500; cash at sale, $750; interest on balance, 5 per cent. Address, Mary E. Cook, West Sutton, Mass.

Sold, 1893.

* Farm of 50 acres: mowing, 25; pasture, 25; wood sufficient for two fires; suitable for cultivation, 25. Grass can be cut with a machine. House, 28x28, 7 rooms, in fair repair. Barn, 36x42, in good repair, with cellar. Stone wall in fair condition. Never-failing well. Sixty apple, 6 pear and 1 cherry tree. Railroad station, Millbury, 5 miles; post-office, Sutton, ½ mile. Price,

* Not certified to.

$2,500; cash at sale, $500; interest on balance, 6 per cent. Address, S. J. Shaw, West Sutton, Mass.

Farm of 100 acres: mowing, 27; pasture, 23; woodland, 50; suitable for cultivation, 30. Grass can be cut with a machine. House, 26x34; L, 14x18; 9 rooms; good repair. Barn, 40x60, with addition, 18x36; in good repair, with cellar. Fenced with stone walls, in fair condition. Two wells and cisterns at house and barn. Fifty apple and 50 pear trees. Railroad station, Millbury, Wilkinsonville, Whitins or East Douglas, each 5 miles distant; post-office, Sutton, 2¼ miles. There is a summer kitchen, wood-house, carriage-house and ice-house connected with the dwelling-house. Price, $3,500; cash at sale, 2,000; interest on balance; 6 per cent. Address, L. T. Gaskill, 22d and Spring Garden Streets, Philadelphia, Pa.

Upton.

Farm of 40 acres: mowing, 15; pasture, 15; sprout land, 10; suitable for cultivation, 40. Grass can be cut with a machine. House, 20x30; L, 12x20; 7 rooms; good repair. Barn, 35x40, very fair repair, with cellar. Stone wall. Good well and spring. Several apple trees and some pears and grapes. Railroad station, Westborough, 3½ miles; post-office, Westborough, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 6 per cent. Address, Eveline M. Rice, Northborough, Mass.

*Farm of 150 acres: mowing, 50; pasture, 40; a large tract of wood and sprout land; suitable for cultivation, 100. Grass can all be cut with a machine except a few acres of meadow. Large square house with L, 13 rooms, very fair repair. Barn, 60x60, in quite good repair, with cellar. Stone wall and wood fence in medium condition. Running water at barn and pump at house. Two hundred apple, 60 peach, 6 quince and 15 pear trees. Railroad station, Upton, 2 miles; post-office, Upton, 2 miles. Pastures have never-failing springs. There is a carriage-house with 3 compartments and a hen-house. Price, $2,500; cash at sale, $800; interest on balance, 5 per cent. Address, Susan H. Rockwood, Upton, Mass.

Sold. 1891

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 40; suitable for cultivation, 30 or 40. House, 30x40, 6 rooms, fair repair. No barn, but barn cellar. Mostly fenced with stone wall in good condition. Good water at the house and at the barn site. Sixty to 70 apple trees, and some pear, quince and cherry trees and grape vines. Railroad station, Upton, 2½ miles; post-office, Upton, 2½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, William F. Whitney, Upton, Mass.

Withdrawn, 1893.

* Sold.

Farm of 220 acres: mowing, 100; pasture, 80; woodland, 40; suitable for cultivation, 12 to 15 out of the pasture. Grass can be cut with a machine. House, 36x24; L, 24x16; 10 large rooms; good repair. Barn, 32x36; in good repair. Fenced with stone walls, in good condition. Good water supply. Two hundred apple and 15 other fruit trees. Wood-house, 16x30; carriage-house, 16x20; cider-mill, 15x30. Railroad station, West Upton, 1 mile; post-office, West Upton, 1 mile. Price, $5,600; cash at sale, $2,000; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Farm of 112 acres: mowing, 40; pasture, 32; woodland, 40; suitable for cultivation, 10. Grass can be cut with a machine. House, 32x32; L, 18½x18½; 10 rooms; in good repair; newly clapboarded and painted. Barn, 60x40, in good repair, with cemented cellar. Good double stone wall. Good water at barn and house. One hundred and fifty apple and 15 other fruit trees. Railroad station, Upton or West Upton, 2½ miles; post-office, Upton or West Upton, 2½ miles. Two-story shed, 32x24; open wagon-shed, 12x24; carriage-house connected with barn, 24x16; corn-crib, 24x12. Price, $3,600; cash at sale, $1,500; interest on balance, 6 per cent. Address, James Colbert, Box 45, West Upton, Mass.

Sold, 1893

Farm of 90 acres: mowing, 30; pasture, 25; woodland, 35; suitable for cultivation, 27. Grass can be cut with a machine. Two-story house, 26x37; L; shop, 12x14; 12 rooms; good repair. Barn, 30x60, in good repair, with cellar. Fences in fair condition. Never-failing wells. Forty apple, and some peach and cherry trees. There is also a cranberry meadow, and grape vines in abundance. Railroad station, Westborough, or Upton, 3 miles; post-office, Westborough or Upton, 3 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, Mrs. Mary B. Partridge, West Upton, Mass.

Farm of 75 acres: mowing, 10; pasture, 20; woodland, 40. Grass can be cut with a machine. No buildings, but a barn cellar. Wooden fences in good condition. Good water supply. A good many apple trees and plenty of grapes. Considerable good stone wall. Railroad station, Upton, 3 miles; post-office, Upton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Rowena C. Chapin, Westborough, Mass.

Uxbridge.

Farm of 62 acres: mowing, 25; pasture, 15; woodland, 15; suitable for cultivation, 35. Most of the grass can be cut with a machine. House, 20x30; L, 10x20; 10 rooms; fair repair.

Barn, 25x35, in fair repair, with cellar. Fences in fair condition. Good water supply. Twenty apple and 5 other fruit trees. Railroad station, Ironstone, 1 mile; post-office, Millville or Uxbridge, 4 miles. Price, $850; cash at sale, $350; interest on balance, 5 per cent. Address, Dennis Daley, Uxbridge, Mass.

Withdrawn, 1893.

Farm of 40 acres: mowing, 10½; pasture, 5 to 10; 5 to 6 acres heavy wood and timber, 15 acres scattering wood; suitable for cultivation, 15. Grass cannot be cut with a machine. House, 35x25, 6 rooms, fair repair. Barn, 30x12, in fair repair, with cellar. Stone wall and rail fence not in very good condition. Well and brook near house. Five apple trees. Railroad station, Uxbridge, 1¼ miles; post-office, Uxbridge, 1¼ miles. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Address, Gustavus B. Williams, Milford, Mass.

Sold, 1892.

Farm of 70 acres: mowing, 30; pasture, 30; woodland, 10; suitable for cultivation, 50. Twenty acres of the grass can be cut with a machine. House, 50x30; L, 50x18; 25 rooms; fair repair. Barn, 30x50, in fair repair, with cellar. Shed, 15x25; hen-house, 15x25. Stone wall in good condition. Good well. One hundred apple and 6 pear trees. Railroad station, East Douglas, 1½ miles; post-office, East Douglas, 1 mile. Price, $3,000; cash at sale, $2,000; interest on balance, 5 per cent. Address, Jerry A. Dunlavey, North Uxbridge, Mass.

Farm of 80 acres: mowing, 12; pasture, 8; woodland, 60; suitable for cultivation, 24. Grass can be cut with a machine. House, 30x20, 3 rooms, in good repair. No barn. Stone wall in good condition. A well and two never-failing springs. Ten apple trees. Railroad station, Uxbridge, 1½ miles; post-office, Uxbridge, 1½ miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Frank H. Wood, Mendon, Mass.

Withdrawn, 1892.

ADDENDA.

BERKSHIRE COUNTY.

Becket.

Farm of 220 acres: mowing, 30; pasture, 80; woodland, 75; suitable for cultivation, 25. Grass cannot be cut with a machine. Sugar bush, 600 trees. House, 30x40, 8 rooms, poor repair. Barn, 26x40, poor repair. Stone wall and brush fence in poor condition. Good water supply. Fifty apple and 15 other fruit trees. Railroad station, Middlefield, 2 miles; Chester, 4 miles; post-office, Bancroft, 2 miles, Chester, 4 miles. Two trout brooks running through the farm, and lake of about sixty acres, half of it in the limits of the farm. Price, $1,000, all in cash. Address, E. B. Turner, Becket Centre, Mass.

Sold 1893.

Sandisfield.

Farm of 150 acres: mowing, 10; pasture, 80; wood and sprout land, 60; suitable for cultivation, 15. Part of the grass can be cut with a machine. Small house, 5 rooms, in poor repair. Two small barns, in poor repair. Fences not in very good condition. Natural spring and small fish pond. Twenty apple trees. Railroad station, Winsted, Conn., 10 miles; post-office, Colebrook River, Conn., 2 miles. Price, $450; cash at sale, $225; interest on balance, 6 per cent. Address, Henry M. Wilcox, New Boston, Mass.

DUKES COUNTY.

Chilmark.

Farm of 253 acres: mowing, 20; pasture, 221; woodland, 12; suitable for cultivation, 59. Fourteen acres of grass can be cut with a machine. House, 24x27; L, 12x18; 12 rooms; fair repair. Barn, 27x40, in fair repair, with cellar. Mostly fenced with stone wall. Brooks and springs. Thirty apple and 5 pear trees. Ten miles from steamboat; post-office, Chilmark, ½ mile. Price, $7,000, all in cash. Good boating and bathing facilities. Some fish and game privileges. Address, Herman V. Mayhew, West Tisbury, Mass.

Withdrawn, 1893.

FRANKLIN COUNTY.

Northfield.

Farm of 200 acres: mowing, 50; pasture, 100; woodland, 50; suitable for cultivation, 50. Grass can be cut with a machine. House, 29x35, 7 rooms, in good repair. Barn, 40x60; horse barn, 15x25; both in good repair. Mostly fenced with stone wall in good condition. Running water at house and barn. One hundred and twenty-five apple, 24 pear and some peach trees and grape vines. Railroad station, Northfield, 3 miles; post-office, Northfield, 3 miles. Ten acres of nice pine timber ready for market. Price, $1,600, all in cash. Address, Otis T. Greenleaf, Northfield, Mass.

HAMPDEN COUNTY.

Granville.

Farm of 70 acres: mowing, 20; pasture, 20; woodland, 30; suitable for cultivation, 20 to 30. Grass can be cut with a machine. One and one-half story house, with L, 8 rooms, good repair. Barn, 30x48, with cellar; barn, 24x30; both in good repair. Mostly fenced with stone wall in good condition. Three wells and springs in pasture. Good-sized apple orchard and a number of pear, peach and plum trees. Railroad station, Westfield, 8 miles; post-office, Granville, 1 mile. Near schools and churches. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Address, Henry W. Tryon, 528 East Main Street, Meriden, Conn.

Sold, 1892.

Montgomery.

* Farm of 60 acres: mowing, 12; pasture, 25; woodland, 23, suitable for cultivation, 5. Grass can be cut with a machine. Two and one-half story house, 36x26; L, 40x30; 11 rooms; good repair. Barn, 38x26, fair repair. Rail fence in need of some repairs. Two good wells. Thirty-six apple, 36 pear trees, a plum orchard and peaches, grapes and crab-apples. Railroad station, Fairfield, 1 mile; post-office, Fairfield, 1 mile. Price, $1,200, all in cash. Address, Mrs. Mary E. Chandler, Box 975, Westfield, Mass.

Sold, 1893.

Tolland.

Farm of 210 acres: mowing, 35; pasture, 75; woodland, 100; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 600 trees. House, 26x36; L, 16x24; 13 rooms; very good repair. Barn, 24x34; barn, 30x40, and horse barn. The horse barn is in fair repair; one of the other barns is

* Not certified to.

old, but the other is in good repair. Stone wall and pole fence. Well at house and several springs on farm. One hundred apple and a few pear and cherry trees. Railroad station, Winsted, Conn., 13 miles; post-office, Tolland, ½ mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. School near by and church ½ mile distant. Address, E. D. Larkin, Tolland, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 87½ acres: mowing, 8; pasture, 64; woodland, 15; suitable for cultivation, 20. Grass can be cut with a machine. House, 30x30; L, 14x16; 10 rooms; good repair. Barn, 36x40, in good repair. Stone wall and rail fence in good condition. Wells and springs. Twenty-five apple and 20 other fruit trees. Railroad station, Belchertown, 4 miles; post-office, Belchertown, 3½ miles. Price, $1,200; cash at sale, $400; interest on balance, 5½ per cent. Address, F. L. Stebbins, Belchertown, Mass.

Plainfield.

* Farm of 100 acres: suitably divided into mowing, pasturage and tillage. Nearly all the grass can be cut with a machine. Sugar bush, 50 trees. Two-story brick house, 42x30; L, 50x18, including wood and wagon shed; 6 rooms; good repair. Barn, 40x30, in good repair, with cellar. Shed, 30x22. Stone wall in good condition. Running water at house and barn. Two hundred apple trees. Land slopes south and east. Railroad station, Charlemont, 10 miles; post-office, Plainfield, 1 mile. One-half mile from school. Price, $1,200, all in cash. Address, L. A. White, Plainfield, Mass.

Sold, 1892.

MIDDLESEX COUNTY.

Ashby.

Farm of 109 acres: mowing, 25; pasture, 30; woodland, 54; suitable for cultivation, 15. Grass can be cut with a machine. Large two-story house; L, 44x24; 14 rooms; in need of some repairs. Barn, 64x38, in need of some repairs. Stone walls. Two good wells. Fifty apple, 1 pear and 6 cherry trees. Railroad station, West Townsend, 5 miles; post-office, Ashby, 1½ miles. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. Address, Horatio P. Wheeler, Coldbrook Springs, Mass.

Sold, 1892.

Farm of 100 acres: mowing, 34; pasture, 23; woodland, 43. Grass can be cut with a machine. Cottage of 6 rooms in fair

* Not certified to.

repair. Barn, 40x30, in good repair, with cellar. Stone wall. Good water supply. Three hundred apple and 40 other fruit trees. Railroad station, West Townsend, 2½ miles; post-office, West Townsend, 2 miles. Price, $3,300; cash at sale, $1,300; interest on balance, 6 per cent. Address, B. V. Day, West Townsend, Mass.

PLYMOUTH COUNTY.

Middleborough.

Farm of 10 acres: mowing, 10; suitable for cultivation, 10. Grass can be cut with a machine. House, 22x26; L, 14x20, with porch, 12x30; 10 rooms; in good repair. Rail fences in good condition. Two wells and a spring brook. Twenty-one apple and several quince, pear, peach and plum trees. Railroad station, Rock, 2 miles; post-office, Rock, 2 miles. Besides the buildings mentioned there are 3 henneries, 4 carriage-sheds and a work-shop. The land is level and free from stones and in a high state of cultivation. Price, $2,000; cash at sale, $1,000; interest on balance, 6 per cent. There are 60 acres of pasture and woodland near by that can go with this place for $1,000 extra. Address, Winslow Pratt, Middleborough, Mass.

Sold, 1893.

WORCESTER COUNTY.

New Braintree.

Farm of 125 acres: mowing, 60; pasture, 50; woodland, 10; suitable for cultivation, 5. Grass can be cut with a machine. House, 50x50; L, 16x20; 10 rooms; poor repair. No barn. Stone wall, rail and barbed-wire fences. Two springs and a brook. Sixty apple and 3 pear trees. Railroad station, North Brookfield, 4 miles; post-office, New Braintree, 1 mile. Price, $2,000; cash at sale, $500; interest on balance, 5 per cent. Address, Edgar E. Fay, Worcester, Mass.

Sold, 1892.

Royalston.

Farm of 133½ acres: mowing, 25; pasture, 50; woodland, 55; suitable for cultivation, 35. Most of the grass can be cut with a machine. Sugar bush, 50 trees. House, 36x36; L, 16x20; 12 rooms; fair repair. Barn, 30x50, in poor repair. Three-fourths fenced with stone wall, rest rail and brush fence. Three good wells. Thirty-five apple trees and a few small peach trees and grape vines. Railroad station, Athol, 8½ miles; post-office, Richmond, N. H., 3½ miles. School, 60 rods. Price, $1,000, all in cash. Address, Chauncey Kellogg, Athol, Mass.

ADDENDA TO THIRD EDITION.

BERKSHIRE COUNTY.

Becket.

Farm of 130 acres: mowing, 35; pasture, 40; woodland, 55; suitable for cultivation, 35. Thirty acres of grass can be cut with a machine. One and one-half story house, 16x20, 6 rooms, fair repair. Barn, 30x40, fair repair. Stone wall and fence in fair condition. Good water supply. Seventy-five apple trees of bearing age and numerous small ones. Railroad station, Becket, 3½ miles; post-office, Becket, 3½ miles. Price, $800; cash at sale, $500; interest on balance, 6 per cent. Will sell tools and crop. Address, Thomas Killian, Becket, Mass.

Hinsdale.

Farm of 279 acres: mowing, 100; pasture, 100; woodland, 79; suitable for cultivation, 50. Grass can be cut with a machine. Sugar bush, 300 trees. House, 40x28; L, 56x24; 16 rooms; good repair. Two barns, 28x38 and 43x18, good repair, sheds attached. Rail fence and stone wall in good condition. Running water at house, springs at barn. One hundred apple and 9 other fruit trees. Railroad station, Hinsdale, 1 mile; post-office, Hinsdale, 1 mile. Price, $5,000. House is of stone. Farm well adapted for dairying. Address, Mrs. L. R. Russell, Hinsdale, Mass.

Monterey.

Farm of 130 acres: mowing, 50; pasture, 50; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. House, 20x28; L, 12x20; 9 rooms; not in very good repair. Two barns, 30x40, barn cellar, fair repair. Fences in poor condition. Water from springs. Forty apple trees. Railroad station, Great Barrington, 8 miles; post-office, Monterey, 2 miles. Price, $1,300; cash at sale, $800; interest on balance, 6 per cent. Good

Sold, 1893.

dairy farm, creamery, 2 miles. Address, M. S. Bidwell, Monterey, Mass.

Farm of 75 acres: mowing, 30; pasture, 35; woodland, 10; suitable for cultivation, 20. Part of the grass can be cut with a machine. Old house, of no value. No barn. Rail fences and stone walls in poor condition. Twenty apple trees. Railroad station, South Lee, 7 miles; post-office, Monterey, 2 miles. Price, $500; cash at sale, $250; interest on balance, 6 per cent. High, beautiful situation, no good road to it, one-half mile from any house. Address, M. S. Bidwell, Monterey, Mass.

Farm of 125 acres; mowing, 50; pasture, 50; woodland, 25; suitable for cultivation, 20. Part of the grass can be cut with a machine. No house or barn. Fences in poor condition. Excellent spring. Ten apple trees. Railroad station, South Lee, 6 miles; post-office, Monterey, 3 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Situated on main road. Address, M. S. Bidwell, Monterey, Mass.

Farm of 145 acres: mowing, 40; pasture, 80; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 300 trees. Two-story house, 20x30; L, 10x12; 8 rooms, good repair. Barn, 20x30; barn, 28x36; cellar under one; good repair. Fences in good condition. Well, spring and stream of running water. Forty apple trees. Railroad station, Great Barrington, 9 miles; post-office, Monterey, 1 mile. Price, $1,750; cash at sale, $1,000; interest on balance, 6 per cent. Farm now occupied by tenant, has a dairy of eight cows, 2 horses and some young cattle. Address, M. S. Bidwell, Monterey, Mass.

Sold, 1893.

Farm of 85 acres: mowing, 40; pasture, 25; woodland, 20; suitable for cultivation, 30. Most of the grass can be cut with a machine. House, 30x40, 8 rooms, poor repair. Barn, 28x38, barn cellar, fair repair. Stone wall and rail fence in fair condition. Springs. Twenty apple trees. Railroad station, South Lee, 6 miles; post-office, Monterey, 3 miles. Price, $500; cash at sale, $300; interest on balance, 6 per cent. Has quantities of blueberries on and adjacent to it. Address, M. S. Bidwell, Monterey, Mass.

Otis.

* Farm of 150 acres: mowing, 30; pasture, 40; woodland, 65; suitable for cultivation, 15. Most of the grass can be cut with a machine. Sugar bush, 300 trees. House, 24x30; L, 16x30; 6 rooms; not very good repair. Two barns, each 26x36, comfortable repair. Mostly pole fence in very good condition. Good well.

* Not certified to.

Thirty-five apple trees. Railroad station, Russell, 14 miles; post-office, Otis, 5 miles. Price, $800; cash at sale, $400; interest on balance, 5 per cent. There is timber enough, mostly pine, on the farm to pay for the place. Address, Marshall Miller, Tolland, Mass.

Sandisfield.

Farm of 55 acres: mowing, 8; pasture, 14; woodland, 18; suitable for cultivation, 8; unimproved, 15. Grass can be cut with a machine. Sugar bush, 150 trees. House of 5 rooms, not very good repair. Barn in very good repair and large enough for horse, 5 cows, 10 tons of hay. Fences not in very good condition. Good well. Twenty-five apple trees, grape vines and currant bushes. Railroad stations, Naugatuck, Winsted and Housatonic, each 12 miles; post-office, South Sandisfield, 1 mile. Price, $300, all in cash. Address, Daniel Meagher, South Sandisfield, Mass.

Farm of 75 acres: mowing, 20; pasture, 30; woodland, 25; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 300 trees. House, 36x28; L, 32x22; 15 rooms; good repair. Barn, 30x40; good repair. Stone wall in good condition. Eight good springs. Fifty apple, 7 plum and 2 cherry trees. Railroad station, West Norfolk, Ct., 8 miles; post-office, Sandisfield Centre, 1½ miles. Price not given. Woodland covered with hard wood, pine and hemlock timber. Address, John H. Whitney, Sandisfield Centre, Mass.

Savoy.

Farm of 120 acres: mowing, 25; pasture, 75; woodland, 20; suitable for cultivation, 25. Most of the grass can be cut with a machine. Sugar bush, 35 trees. House, 24x30, 7 rooms, poor repair. Woodhouse attached, 14x20. Barn, 24x30, barn cellar, fair repair. Stone wall. Running water. Fifteen apple trees. Railroad stations, Adams and Cheshire, each 4½ miles; post-office, Savoy, 2 miles. Price, $600; cash at sale, $400; interest on balance, 5 per cent. Address, Henry J. Bliss, Adams, Mass.

Farm of 100 acres: mowing, 12; pasture, 20; woodland, 70, 2,000 cords of standing wood; suitable for cultivation, 12. Grass cannot be cut with a machine. Sugar bush of many trees. Forty thousand feet of spruce, hemlock and soft lumber. One-story house, 32x20, 7 rooms, poor repair. Barn, 26x36, good repair. Rail and brush fence. Running water from unfailing spring. Thirty apple trees. Railroad station, Adams, 4½ miles; post-office, Savoy Centre, 2 miles. Price, $1,000; cash at sale, $700; interest on balance, 5 per cent. Address, Henry J. Bliss, Adams, Mass.

Windsor.

Farm of 130 acres: mowing, 35; pasture, 55; woodland, 40; suitable for cultivation, 20. Grass can be cut with a machine. Sugar bush, 200 trees. House, 34x24; L, 16x14; 13 rooms; good repair. Barn, 52x30, barn cellar, good repair. Stone wall and wire fence. Well at house, spring at barn, river through pasture. Three hundred apple trees. Railroad station, Hinsdale, 9 miles; post-office, West Cummington, 2 miles. Price, $800; cash at sale, $550; interest on balance, 6 per cent. A large wood lot on the north and west of house, row of maples leading to house beside the road, large pine and beech in front of house. Out-buildings in good repair. Address, Charles F. Mason, West Cummington, Mass.

Farm of 160 acres: mowing, 60; pasture, 70; woodland, 30; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 120 trees. House, 24x30; L, 14x24; 9 rooms; fair repair. Two barns, 30x40, cellar under one, very fair repair. Mostly fenced with stone wall. Running water at barns, well at house. Seventy-five apple trees. Railroad stations, Dalton and Hinsdale, 8 miles each; post-office, Windsor, 1½ miles. Price, $1,600; cash at sale, $600; interest on balance, 4 per cent. Address, Wm. P. Francis, Hinsdale, Mass.

BRISTOL COUNTY.

Attleborough.

Farm of 50 acres: mowing, 8; and 6 acres of swale in pasture; pasture, 36; woodland, 6; suitable for cultivation, 44. Grass can be cut with a machine. No house or barn. Stone wall and barbed-wire fence in good condition. Good water supply. Twenty apple trees. Railroad station, Chartley, 1½ miles; post-office, Chartley, 1½ miles. Price, $600; cash at sale, $300; interest on balance, 5 per cent. There is pine timber enough on it to build a house, and several acres of market wood. There is a four-tenement house across the road from this farm where one could get a tenement cheap. Address, Diana L. B. Perry, Attleborough, Mass.

Rehoboth.

Farm of 60 acres: mowing, 5; pasture and woodland, 45; suitable for cultivation, 10. Grass cannot be cut with a machine. No house or barn. Stone wall in good condition. Good water supply. Fifteen apple trees. Railroad station, Chartley, 4 miles;

post-office, North Rehoboth, 1 mile. Price, $500; cash at sale, $250; interest on balance, 5 per cent. There are a number of acres of cedar on it, some of which is large enough for shingles, and a hundred cords of wood suitable for market. The pasture is very sweet feed. Address, Diana L. B. Perry, Attleborough, Mass.

FRANKLIN COUNTY.

Bernardston.

Farm of 70 acres: mowing, 18; pasture, 40; woodland, 10; suitable for cultivation, 18. Grass can be cut with a machine. Sugar bush, 20 trees. House, 30x40, 4 rooms, fair repair. Two barns, one 30x40, one 24x30, fair repair. Rail, stone and wire fences in good condition. Good running water at house and barn. Fifty apple and some peach and plum trees. Railroad station, Bernardston, 2 miles; post-office, Bernardston, 2 miles. Price, $1,100; cash at sale, $600; interest on balance, 6 per cent. Within 2 miles of churches, free library, schools and high school. Address, M. V. Davenport, Bernardston, Mass.

Colrain.

* Farm of 125 acres: mowing, 10; pasture, 25; woodland, 90; suitable for cultivation, 10. Grass can be cut with a machine. Sugar bush, 150 trees. House, 21x45, 3 rooms, poor repair. Barn, 40x60, poor repair. Rail and brush fence and stone wall. Good water supply. Forty apple trees. Railroad station, Shelburne Falls, 4 miles; post-office, Shattuckville, 2 miles. Price, $600; cash at sale, $300; interest on balance, 4½ per cent. School, 1½ miles. Address, R. F. Davenport, Shattuckville, Mass.

Orange.

Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 25. Nearly all the grass can be cut with a machine. Two-story house, 30x36; L, 18x40; 8 rooms; fair repair. Barn, 60x30, barn cellar, fair repair. Stone wall and rail fence. Two good wells. Fifty apple trees. Railroad station, Orange, 2 miles; post-office, Orange, 2 miles. Price, $1,200; cash at sale, $200; interest on balance, 6 per cent. Two miles from stores and churches. Trout brook running through farm. Address, James M. Lee, Athol Centre, Mass.

* Not certified to.

Rowe.

Farm of 185 acres: mowing, 60; pasture, 75; woodland, 50; suitable for cultivation, 40. About three-fourths of the grass can be cut with a machine. Sugar bush, 900 trees. House, 24x30; L, 16x30; 8 rooms; good repair inside, wants clapboarding. Barn, 30x40; L, 20x30; barn cellar; good repair. Stone wall and wire fence in good condition. Running water at house and barn. Numerous apple trees, a few good pear and peach trees. Railroad station, Zoar, 5 miles; post-office, Rowe, 1½ miles. Price, $1,500, all in cash. Farm somewhat broken and stony, but warm and well sheltered. Good roads. Address, C. B. Newell, Rowe, Mass.

Farm of 160 acres: mowing, 30; pasture, 100; woodland, 30; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 400 trees. House, 24x36; L, 18x24; 7 rooms; comfortable repair. Barn, 30x40; L, 16x24; comfortable repair. Mostly fenced with stone wall. Running water at house and barn. Two hundred apple and 12 other fruit trees. Railroad station, 1 mile; post-office, Monroe Bridge, 1 mile. Price, $800; cash at sale, $400; interest on balance, 5 per cent. Address, Crosby A. Perry, Monroe Bridge, Mass.

Sold, 1893.

HAMPDEN COUNTY.

Chester.

* Farm of 100 acres: mowing, 25; pasture, 50; woodland, 25; suitable for cultivation, 15. Part of the grass can be cut with a machine. Sugar bush, 200 trees. Old house in fair repair. Large barn, barn cellar, good repair. Mostly fenced with stone wall. Running water at house and barn. Young grafted apple trees and plenty of other fruit trees. Railroad station, Huntington, 4½ miles; post-office, Littleville, ½ mile. Price, $900; cash at sale, $200; interest on balance, 6 per cent. Address, M. R. Fisk, Huntington, Mass.

Holland.

Farm of 105 acres: mowing, 46; pasture, 47; woodland, 12; suitable for cultivation, 30. Grass can be cut with a machine. House, 28x38; L, 16x18; 10 rooms; good repair. Barn, 60x38, barn cellar, good repair. Carriage house, hog house, hen house, ice house, etc. Stone wall and rail fence in fair condition. Good running water at house and barn. Ninety apple, 6 pear, 17 plum,

Sold, 1893.

* Not certified to.

4 peach trees, currant bushes and grape vines. Young apple orchard in addition. Railroad station, Southbridge, 9 miles; post-office, Holland, ½ mile. Price, $1,600; cash at sale, $600; interest on balance, 5 per cent. Land is level and free from stone. Good trout brook on farm. Only ¼ mile from church, school and town hall. Address, Mary J. Blodgett, Fiskdale, Mass.

Tolland.

Farm of 125 acres: mowing, 25; woodland, 50; pasture, 50; suitable for cultivation, 25. Half of the grass can be cut with a machine. Sugar bush, 408 trees. House, 20x28, 4 rooms, poor repair. Barn, 28x35, poor repair. Stone wall and pole fence in good condition. Well. Fifty apple trees. Railroad station, Chester and Becket, each 14 miles; post-office, Tolland, 3 miles. Price, $400; cash at sale, $100; interest on balance, 6 per cent. Address, C. N. Marshall, Tolland, Mass.

* Farm of 160 acres; mowing, 30; pasture, 40; woodland, 60; suitable for cultivation, 20. Most of the grass can be cut with a machine. Sugar bush, 800 trees. House, 26x30, 7 rooms, comfortable repair. Barn, 26x30, very good repair. Shed, 16x20. Stone wall and board fence. Good well. Twenty-five apple trees. Railroad station, Winsted, Ct., 12 miles; post-office, Tolland, 1 mile. Price, $600; cash at sale, $300; interest on balance, 5 per cent. Address, Marshall Miller, Tolland, Mass.

Wales.

Farm of 100 acres: mowing, 35; pasture, 40; woodland, 30; suitable for cultivation, 30. All but 4 or 5 acres of the grass can be cut with a machine. Small, unfinished cottage, planned for 5 rooms and basement. Barn, 30x40; barn, 26x36; both in good repair. Stone wall and rail fence, part in good condition, part in poor. Six wells of first-class water. One hundred apple and a few plum and pear trees. Railroad station, Monson, 6 miles; post-office, Wales, ⅓ mile. Price, $1,200; cash at sale, $600; interest on balance, 6 per cent. Two ice houses. Place on shore of lake. Two brooks, never dry. House can be put in living shape for $200. Large house sold with place if desired for $1,400. Address, Rev. Harlan P. Smith, Waltham, Mass.

Farm of 20 acres: mowing, 10; pasture and woodland, 10; suitable for cultivation, 10 or 12. Grass can be cut with a machine. Story and a half house, 8 rooms, good repair. Barn, 40x50, barn cellar, needs some repairs. Rail fence and stone wall in fair condi-

* Not certified to.

tion. Good well and running brook. Thirty apple, 3 quince, 4 cherry and 1 crab-apple tree and grape vines. Railroad station, Monson, 6 miles; post-office, Wales, ¼ mile. Price, $800; cash at sale, $400; interest on balance, 6 per cent. Can sell more land with place if desired. Place situated on beautiful lake. School and town house in sight. Address, Rev. Harlan P. Smith, Waltham, Mass.

HAMPSHIRE COUNTY.

Belchertown.

Farm of 86 acres: mowing, 40; pasture, 46; woodland, 10; suitable for cultivation, 40. Grass can be cut with a machine. One-story house, 24x24; L, one story, 24x15; 7 rooms; good repair. Barn, 24x36; barn, 15x30; barn cellars; comfortable repair. Wagon house, 12x15, with cellar. Stone wall in good condition. Well at house and barn. Twenty-five apple and a few plum trees. Railroad station, West Ware, 10 rods; post-office, Belchertown, 4 miles. Price, $1,800; cash at sale, $1,000; interest on balance, 6 per cent. Swift River 8 rods from house and large paper mill on the other bank. Church, ½ mile distant. Address, Otis E. Shaw, Windsor, Mass.

MIDDLESEX COUNTY.

Holliston.

Farm of 4 acres: suitable for cultivation, 2. House, 28x38, 8 rooms, good repair, bath room, attic and basement. Barn, 20x28, barn cellar, good repair. Wire fences. Well with wind engine. Three apple trees and about 40 other fruit trees. Railroad station, East Holliston, 2 minutes' walk; post-office, East Holliston, 2 minutes' walk. Price, $2,800; cash at sale, $1,000; interest on balance, 6 per cent. Good poultry farm with the best of drainage. Address, Mrs. F. E. Dyer, East Holliston, Mass.

Tewksbury.

Farm of 200 acres: mowing, 30; pasture, 30; woodland, 140; suitable for cultivation, 30. Grass can be cut with a machine. House, 32x20; L, 30x16; 11 rooms; good repair. Barn, 56x50, barn cellar, good repair. Stone walls, wire and wood fences in fair condition. Three wells, 1 cistern and 2 brooks. Fifty apple trees. Railroad station, East Billerica, 1 mile; post-office, East Billerica, 1 mile. Price, $5,000; cash at sale, $2,500; interest on balance, 5 per cent. Address, Z. P. Foster, Tewksbury, Mass.

Sold, 1893.

NORFOLK COUNTY.

Bellingham.

Farm of 73 acres: mowing, 30; pasture, 25; woodland, 18; suitable for cultivation, 40. Grass can be cut with a machine. House, two story, 28x34; L, 14x28, one and one-half story; L, 14x28, one and one-half story; 20 rooms; good repair. House, one and one-half story, 24x32; L, one and one-half story, 14x16; 8 rooms; good repair. House, one and one-half story, 30x30; L, one story, 14x14; 10 rooms; good repair. House, one and one-half story, 22x30; 7 rooms; good repair. Barn, 40x60, barn cellar, good repair. Stone walls and wood fences in good condition. Wells at all houses, and running water in first two houses and barn. Sixty apple, 6 pear and 12 plum trees. Railroad station, S. Bellingham, 1½ miles; post-office, S. Bellingham, 1½ miles, Woonsocket, R. I., 2 miles. Price, $7,000; cash at sale, $5,000; interest on balance, 6 per cent. Handsome shade trees, good roads and low taxes. Address, Edwin C. Wilcox, 29 Milk St., Boston, Mass.

Millis.

Farm of 8⅞ acres: mowing, 6; pasture, 2½; suitable for cultivation, 7. Grass can be cut with a machine. House, 23½x30; L, 14x24; 8 rooms; good repair. Barn, 20x24, good repair. Stone wall in fair condition. Good water supply from well and spring. Thirty apple, 1 pear and 2 cherry trees. Railroad station, East Millis, ⅛ mile, Millis, ⅓ mile; post-office, Millis, ⅓ mile; ⅓ mile from church and store. Price, $3,700; cash at sale, $1,000; interest on balance, 6 per cent., semi-annual. Elm shade trees, grape vines, currants and gooseberries. Situated on main road within from 40 to 70 rods of large manufacturing establishments, sheet iron, copper, tin, boots and shoes, lead and brass works. About 700 men employed. Five trains a day each way. Sixty good building lots of from 10,000 to 12,000 feet each on the farm. Place building up rapidly. Address, H. M. Bullock & Co., 325 Washington St., Boston, Mass., or S. G. Burton, 125 6th Avenue, Brooklyn, N. Y.

Withdrawn 1893

WORCESTER COUNTY.

Ashburnham.

Farm of 2 acres: mowing, 1; sprout land, 1; suitable for cultivation, 1. Grass can be cut with a machine. One and one-half story house, 24x45; one-story L, 11x14; 8 rooms; good repair.

Barn, 25x60, barn cellar, good repair. Store house and shed, 18x36. Stone wall in fair condition. Good wells. Eighteen apple and 5 other fruit trees. Railroad stations, Ashburnham and North Ashburnham, 3½ miles; post-offices, Ashburnham and North Ashburnham, 3½ miles. Price, $750; cash at sale, $250, or less if well secured; interest on balance, 6 per cent. Address, Daniel Ellis, Jr., Ashburnham, Mass.

Barre.

Farm of 100 acres: mowing, 18; pasture, 30; woodland, 40; suitable for cultivation, 30. Most of the grass can be cut with a machine. Sugar bush, 100 trees. No house. Barn, 30x50; barn cellar; good repair. Wire fence and stone wall. Never-failing well. Plenty of apple and several pear trees. Railroad station, Williamsville, 2 miles; post-office, Barre, 2½ miles; Williamsville, 2 miles. Price, $1,200; cash at sale, $700; interest on balance, 6 per cent. Address, E. W. Bates, Barre, Mass.

Lancaster.

Farm of 52 acres: mowing, 12; pasture, 20; woodland, 12; suitable for cultivation, 30. Nearly all the grass can be cut with a machine. House, 18x30; L, 14x30; 14 rooms; very good repair. Two barns, 26x38 and 26x40; barn cellars; one in good the other in poor repair; silo in one. Wire fence in good and rail fence in poor condition. Wells at house and one barn, and brook. Twelve apple, 1 pear and 2 plum trees. Railroad station, Still River, 1 mile; post-office, Still River Village, 2 miles. Price, $1,500; cash at sale, $1,000; interest on balance, 6 per cent. Five or six acres of muck land which can be made very valuable by draining. Creamery ½ mile and school 1 mile. Address, E. W. Carr, Lancaster, Mass.

Mendon.

Farm of 11 acres: mowing, 10½; suitable for cultivation, 10½. Grass can be cut with a machine. House, 42x36; L, 25x15; 12 rooms; excellent repair. Barn, 28x24, barn cellar, good repair. Barn, 20x20, good repair. Carriage house, 25x14. Stone walls and wire fence in good condition. Cistern in house, well outside, pump in barn. About 50 apple and 10 other fruit trees. Railroad station, Hopedale, 1½ miles; post-office, Mendon, ⅙ mile. Price, $4,100; cash at sale, $1,500; interest on balance, 5 per cent. Modern improvements, steam heat, etc., in house. Beautiful shade

Sold, 1893

trees, lawns and shrubbery about the house. Has been used as a gentleman's residence, and everything is in good repair. Seventeen acres of woodland 1 mile away can go with place if wanted, at $600. Address, Gustavus B. Williams, Milford, Mass.

Farm of 36 acres: mowing, 17; pasture, 13; woodland, 5½; suitable for cultivation, 19. Grass can be cut with a machine. House, 22x30, 7 rooms, good repair. Porch with woodhouse attached. Barn, 30x50, quite good repair. Stone walls need some repairs. Two wells and springs. Fourteen apple, 13 pear and 2 plum trees. Railroad station, Hopedale, 3½ miles; post-office, Mendon, 1½ miles. Price, $1,000; cash at sale, $400; interest on balance, 6 per cent. One-half acre of cranberry meadow. Fine blueberry patch in pasture. Address, Mrs. H. E. Williams, Mendon, Mass.

Paxton.

Farm of 240 acres: mowing, 70; pasture, 130; woodland, 40; suitable for cultivation, 100. Grass can be cut with a machine. House, 42x20; L, 42x30; 10 rooms; good repair. Barn, 50x100, barn cellar, good repair, slated roof. Stone wall, rail and wire fence in fair condition. Four wells and running water at house and barn. One hundred apple and 60 pear trees, and 200 Concord grape vines. Railroad station, West Rutland, 2½ miles; post-office, Paxton, 2½ miles. Price, $8,000; cash at sale, $2,500; interest on balance, 6 per cent. Silo to hold 600 tons. Hen house for 150 hens. Farm will cut 100 tons of timothy hay. Address, I. N. Keyes, Worcester, Mass.

Phillipston.

* Farm of 45 acres: mowing, 5; pasture, 28; woodland, 12; suitable for cultivation, 7. Three-fourths of the grass can be cut with a machine. House, 24x32; L, 14x24; 9 rooms; good repair. Barn, 28x32, good repair. Stone walls. Well at house. Thirty apple, 7 pear, 3 peach trees and 10 grape vines. Railroad station, South Royalston, 2 miles; post-office, South Royalston, 2 miles. Price, $550; cash at sale, $75; interest on balance, 5 per cent. Address, C. S. Petteplace, South Royalston.

Farm of 90 acres: mowing, 22; pasture, 50; woodland, 18; suitable for cultivation, 30. Grass can be cut with a machine. Sugar bush, 30 trees. House, 28x36; L, 16x20; 10 rooms; fair repair. Barn, 30x75, fair repair. Stone wall, wire and wood

* Not certified to.

fence. Good water supply. Seventy-five apple and some pear trees and grape vines. Railroad station, Athol, 6 miles; post-office, Phillipston, 1½ miles. Price, exclusive of pine timber, $1,100; cash at sale, $600; interest on balance, 5 per cent. Fine shade trees around house. Address, Philastus Powers, Phillipston, Mass.

Rutland.

Farm of 200 acres: mowing, 45; pasture, 140; woodland, 15; suitable for cultivation, 50. Grass can be cut with a machine. House, 24x30; L, 17x40; 12 rooms; good repair. Barn, 36x70, barn cellar, fair repair. Stone wall, rail and wire fences in good condition. Three wells and running water at house and barn. Fifty apple, 20 peach and some plum and pear trees. Railroad station, Rutland, 2½ miles; post-office, Rutland, 2 miles. Price, $6,000; cash at sale, $2,000; interest on balance, 6 per cent. Silo to hold 400 tons. Hen house for 450 hens. Address, I. N. Keyes, Worcester, Mass.

Spencer.

Farm of 30 acres: mowing, 10; pasture, 7; woodland, 13; suitable for cultivation, 10. Grass can be cut with a machine. House, 20x40; L, 10x16; 5 rooms; very good repair. Barn, 24x40, good repair. Stone wall in good condition. Good well. Forty-five apple, 1 plum, 3 peach, 10 pear and 1 crab-apple tree. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton Depot, 2½ miles. Price, $1,200; cash at sale, $500; interest on balance, 5 per cent. Woodland covered with good wood and lumber. An early vegetable farm. Address, B. C. Dustin, 22½ Trumbull St., Worcester, Mass.

Sturbridge.

Farm of 111 acres: mowing, 15; pasture, 45; woodland, 46; suitable for cultivation, 20. Most of the grass can be cut with a machine. House, 30x41; L, 12x31; 9 rooms; comfortable repair. Barn, 31x63, barn cellar, very good repair. Shed and hennery, 12x42. Stone walls in fair condition. Wells at house and barn, springs and brook in pastures. Seventy-five apple, 4 peach and 3 pear trees. Railroad station, Charlton Depot, 3 miles; post-office, Charlton Depot, 3 miles. Price, $1,800; cash at sale, $1,000; interest on balance, 5 per cent. Address, Olen McNoll, Charlton Depot, Mass.

Sold, 1893.

UPTON.

Farm of 25 acres: mowing, 10; pasture, 5; young woodland, 10; suitable for cultivation, 15. Grass can be cut with a machine. One and one-half story house, 20x30; 5 rooms; fair repair. Barn, 30x36, barn cellar, very good repair. Woodhouse, 10x15. Stone wall in very good condition. Good well. Twenty apple and 10 other fruit trees. Railroad stations, Westborough and Upton, 3½ miles; post-offices, Westborough and Upton, 3½ miles. Price, $700; cash at sale, $200; interest on balance, 6 per cent. Address, Francis D. Cobb, 158 Tremont St., Boston, Mass.

ADDENDA TO FOURTH EDITION.

BERKSHIRE COUNTY.

Hinsdale.

Farm of 155 acres: mowing, 40; pasture, 85; woodland, 30; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 400 trees. House, 26x30; L, 30x20; 12 rooms; very good repair. Barn, 36x46; barn cellar; good repair. Stone wall and rail fence in good condition. Spring water. One hundred and twenty-five apple and 12 other fruit trees. Railroad station, Hinsdale, 2 miles; post-office, Hinsdale, 2 miles. Price, $2,800; cash at sale, $1,200; interest on balance, 5 per cent. Good school very near. Address, Mrs. D. F. Benson, Hinsdale, Mass.

Farm of 70 acres: mowing, 20; pasture, 35; woodland, 15; suitable for cultivation, 15. Grass can be cut with a machine. House, 26x30; L, 20x30; 15 rooms; not in very good repair. Barn, 36x40; barn cellar; fair repair. Rail fence and stone wall in poor condition. Water from spring. Fifty apple and 15 other fruit trees. Railroad station, Washington, 1 mile; post-office, Washington, 1 mile. Price, $900; cash at sale, $300; interest on balance, 6 per cent. Near school-house, church and good neighborhood. Address, Jennie C. Bowen, Hinsdale, Mass.

Farm of 145 acres: mowing, 50; pasture, 65; woodland, 10; suitable for cultivation, 40. Forty acres of grass can be cut with a machine. Sugar bush, 140 trees. House, 24x34; L, 18x28; 9 rooms; good repair. Barn, 20x30; barn, 24x32; barn, 30x35; barn cellar under one; fair repair. Stone wall and fences in fair condition. Well at house and barn. One hundred apple trees. Railroad station, Hinsdale, 2 miles; post-office, Hinsdale, 2 miles. Price, $1,500; cash at sale, $800; interest on balance, 5 per cent. School, 3 minutes' walk distant. Address, Charles F. Fischer, Hinsdale, Mass.

New Marlborough.

* Farm of 135 acres: mowing, 30; pasture, 60; woodland, 45; suitable for cultivation, 60. Nearly all the grass can be cut with a machine. Sugar bush, 70 trees. Cottage house, 28x26; L, 14x24; 9 rooms; good repair. Horse barn, 20x30; hay barn, 30x40; good repair. Fences in fair condition. Never-failing spring at house. One hundred and forty apple trees and an abundance of plum, pear, cherry trees and grapevines. Railroad station, Norfolk, Conn., 5 miles; post-office, Southfield, 2 miles. Price, $3,000; cash at sale, $1,500; interest on balance, 5 per cent. Address, L. D. Alling, Southfield, Mass.

Sheffield.

Farm of 90 acres: mowing, 30; pasture, 20; woodland, 15; suitable for cultivation, 25. Grass can be cut with a machine. House, 24x36; 7 rooms. Barn, 28x40; good repair. Wire fence, in good condition. Four springs. Seventy-five apple, 3 cherry and 5 pear trees. Railroad station, Sheffield, 2 miles; post-office, Sheffield, 2 miles. Price, $900, on easy terms; interest on balance, 6 per cent. Address, John O'Hara, Great Barrington, Mass.

DUKES COUNTY.

Chilmark.

Farm of 140 acres: mowing, 16; pasture, 108; woodland, 1; suitable for cultivation, 20. Fourteen acres of grass can be cut with a machine. House, 24x27; L, 12x18; 12 rooms; fair repair. Barn, 27x40; barn cellar; fair repair. Mostly fenced with stone wall, in good repair. Brooks and springs. Thirty apple and 5 other fruit trees. Railroad station, Woods Holl, 18 miles; steamboat, 10 miles; post-office, Squibnocket, 1½ miles. Price, $5,000; cash at sale, $3,000; interest on balance, 6 per cent. Good boating and bathing facilities. Some fish and game privileges. Address, Herman V. Mayhew, West Tisbury, Mass.

ESSEX COUNTY.

Newbury.

Farm of 55 acres: mowing, 14; pasture, 41; plenty of wood in pasture; most of the pasturing can be improved for cultivation. Grass can be cut with a machine. House, 2½ story, 8 rooms, good repair. Barn, 40x32; barn cellar; good repair. Stone wall and

* Not certified to

wire fence in good condition. Well at house, springs and brooks in pasture. Sixty apple and some pear and peach trees. Railroad station, 2½ miles; post-office, South Byfield, 1 mile; mail-box in front of house. Price, $2,000; cash at sale, $1,000; interest on balance, 5 per cent. Fine cranberry meadow on the place. One-half mile from school; ⅛ mile from church; 1 mile from Dummer Academy. Address, S. P. Hale, Box 644, Newburyport, Mass.

HAMPDEN COUNTY.

Holland.

Farm of 1½ acres: mowing, 1½; suitable for cultivation, 1½. One acre of grass can be cut with a machine. House, 14x38; L, 8x14; 5 rooms; comfortable repair. Barn, 24x30; not in good repair. Fenced with stone wall, one-half of it in good repair. Good well 50 feet from house. Thirty apple, 1 large peach, and several young pear and plum trees. Railroad stations, Palmer, Warren and Southbridge, 11 miles; post-office, Holland, 1 mile. Price, $175; cash at sale, $50; interest on balance, 6 per cent; will sell for $150 cash. Address Ossian Crawford, Wales, Mass.

Farm of 160 acres: mowing, 25; pasture, 80; woodland, 50; suitable for cultivation, 25. Grass can be cut with a machine. Sugar bush, 15 trees. House, 2½ story, 25x30; L, 1½ story, 36x 45; 13 rooms; good repair. Barn, 30x50; 12-foot posts; fair repair. Stone wall and rail fence in good condition. Running water at house and barn. Seventy-five apple and 4 peach trees. Railroad station, Southbridge, 8 miles; post-office, Mashapaug, Conn., 1 mile. Price, $1,300; cash at sale, $800; interest on balance, 6 per cent. One mile from a noted summer resort; 6 miles from a free high school; 1 mile from churches, stores, hotel and blacksmith shop. Good-sized pond on the place, well stocked with pickerel. Address, Harriet Vinton, Mashapaug, Conn.

Tolland.

*Farm of 175 acres: mowing, 30; pasture, 30; woodland, 115; suitable for cultivation, 25. Two-thirds of the grass can be cut with a machine. Sugar bush, 2,500 trees, 600 tubs and sugar pan. House, 25x30; L, 25x30; 10 rooms; not in very good repair. Barn, 25x36; horse barn and woodshed, 25x35; tolerable repair. Pole fences in good condition. Well near the house. Fifty apple and a few plum trees. Railroad station, Becket, 13 miles; post-office, Tolland, 2½ miles. Price, $750; cash at sale, $350; interest on balance, 6 per cent. If more land is wanted will sell the

* Not certified to.

place adjoining on the north for $500. Address, Chas. N. Marshall, Tolland, Mass.

MIDDLESEX COUNTY.

Dunstable.

Farm of 90 acres: mowing, 20; pasture, 40; woodland, 30; most of it suitable for cultivation. Most of the grass can be cut with a machine. House, 2½ story; L, 1 room; 10 rooms; good repair. Barn, 82x32; good repair. Stone walls in good condition. Well and springs. Twenty-five apple trees. Railroad station, Acton and Montreal, 2 miles; post-office, Dunstable, 2 miles. Price, $2,500; cash at sale, $1,250; interest on balance, 6 per cent. Address, J. A. M. Larney, 213 Middlesex Street, Lowell, Mass.

PLYMOUTH COUNTY.

Plymouth.

Farm of 1½ acres: suitable for cultivation, 1½. House, 18x20; 5 rooms; fair repair. No barn. A good well. Nine apple trees. One mile from seashore; 200 yards from lake; school, 1 mile; church, 200 yards. Railroad station, Bournedale, 2 miles; post-office, Bournedale, 2 miles. Price, $250, all in cash. Address, Alvin E. Nightingale, Bournedale, Mass.

WORCESTER COUNTY.

Bolton.

Farm of 80 acres: mowing, 37; pasture, 36; woodland, 7; suitable for cultivation, 29. Grass can be cut with machine with the exception of 8 acres of swamp grass. Sugar bush, 50 trees. House, 36x27; two L's, 30x14 and 14x8; 14 rooms; fair repair. Barn, 40x60; barn cellar; fair repair. Silo, ice-house, and L for carriage house and corn chamber attached. Mostly fenced with stone wall in good condition. Well, cistern and stream. One hundred and twenty-five apple and 40 other fruit trees. Railroad station, Berlin and South Bolton, 1½ miles; post-office, Bolton, 2 miles. There is a workshop and a 12 horse-power engine for cutting silage, sawing wood, threshing, etc. Price, $3,600, all in cash. Address, H. J. Wheeler, Kingston, R. I.; or A. V. Wheeler, Box 120, Hudson, Mass.

Charlton.

* Farm of 4 acres: mowing, 3; pasture, 1; suitable for cultivation, 3. Grass can be cut with a machine. House, 1½ story, 36x24; L, 16x14; 5 rooms; good repair. Barn, 16x24, fair repair. Stone wall in good condition. Well at house and spring. Forty-two bearing apple trees, 12 just set out; 2 quince, 2 cherry, 6 pear, and 5 peach trees and a lot of currant bushes. Railroad station, Charlton Depot, 2½ miles; post-office, Charlton City, 1½ miles. Price, $700; cash at sale, $350; interest on balance, 5 per cent. School-house, ¼ mile; church, 1½ miles. House newly painted and papered. Address, Chas. J. Miller, Charlton City, Mass.

Farm of 50 acres: mowing, 15; pasture, 25; woodland, 10; suitable for cultivation, 40. Grass can be cut with a machine. Sugar bush, 50 trees. House, 24x24; L, 14x14; 8 rooms, fair repair. Barn in good repair. Stone wall in good condition. Well at house and another at barn. One hundred apple and many quince, pear, plum and cherry trees. Within 10 rods of school-house and church. Railroad station, Charlton Depot, 5 miles; post-office, Charlton, 3 miles. Price, $1,000; cash at sale, $500; interest on balance, 6 per cent. Address, Francis Rice, Stow, Mass.

Millbury.

Farm of 88 acres: about equally divided into tillage, pasturage and woodland. Grass can be cut with a machine. House, 32x24; L, 27x16; 12 rooms; good repair. Wood-house, carriage-house, and hen-house attached. Barn, 42x30; barn cellar; fair repair. Stone walls in fair condition. Never-failing well at house and barn. Twenty-five apple and 17 other fruit trees. Railroad station, Millbury, 1½ miles; post-office, Millbury, 1½ miles. Price, $4,000; cash at sale, $2,000; interest on balance, 6 per cent. There is $1,000 worth of timber and wood ready to be cut on the place. Address, Mrs. Lydia Park, 532 Morris Avenue, Elizabeth, N. J.

Templeton.

Farm of 1½ acres: mowing, 1½; suitable for cultivation, 1½. Grass cannot be cut with a machine. Cottage house, 5 finished rooms; good repair. Barn, 20x20; barn cellar; fair repair. Stone wall in good repair. Good well at house. Twenty-four apple and 6 other fruit trees. Railroad station, Templeton, 3½ miles; post-office, East Templeton, 2 miles. Price, $600: cash at sale, $400; interest on balance, 6 per cent. Address, George H. Stearns, East Templeton, Mass.

* Not certified to.